

2007-005768

Klamath County, Oregon



00018883200700057680010014

03/28/2007 10:44:36 AM

Fee: \$21.00

After Recording Return to:

BERNARDO S. LOPEZ

328 W. Escalon Avenue  
Fresno CA 93704

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

ATE: 64499 PS

**WARRANTY DEED**  
(INDIVIDUAL)

ENID PRENDEZ, herein called grantor, convey(s) to BERNARDO S. LOPEZ, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The NW 1/4 of the NE 1/4 of the SW 1/4 of Section 31, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

CODE 008 MAP 3513-03100 TL 01300 KEY #296281

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$8,000.00.  
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated March 19, 2007.

ENID PRENDEZ

STATE OF CALIFORNIA, County of Riverside ss.

On March 23rd, 2007 personally appeared the above named ENID PRENDEZ and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00064499

Before me:   
Notary Public for California  
My commission expires:

Official Seal



\$21-A