



MT79091-DS

After recording return to:

Martin M. Toro
6739 Beckton Ave.
Klamath Falls, OR 97603

Until a change is requested all
tax statements shall be sent to
The following address:

Martin M. Toro
6739 Beckton Ave.
Klamath Falls, OR 97603

Escrow No. MT79091-DS
Title No. 0079091

SWD

THIS SPACE RESI

2007-008818
Klamath County, Oregon



05/14/2007 03:49:18 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

Michael Smallwood and Teresa Carver and Deborah Tappan and Cathy Cunningham, Grantor(s) hereby convey and warrant to **Martin M. Toro and Isabel D. Toro, as tenants by the entirety**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 26 in Block 306 of DARROW ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$99,700.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

210-

Dated this 9 day of May, 2007.

Michael Smallwood
Michael Smallwood

Teresa Carver
Teresa Carver

Deborah Tappan
Deborah Tappan

Cathy A. Cunningham
Cathy Cunningham

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 5-9-, 2007 by Michael Smallwood, Teresa Carver, Deborah Tappan and Cathy Cunningham.

Debbie Sinnock
(Notary Public for Oregon)

My commission expires 9-8-09

