

2007-011743

Klamath County, Oregon

After Recording Return to:

ANTHONY W. DESTEFANO and SHERRY A. DESTEFANO

1406 N. Woodruff  
Spokane, Wa. 99206

Until a change is requested all tax statements

Shall be sent to the following address:

ANTHONY W. DESTEFANO and SHERRY A. DESTEFANO

Same as above



00025978200700117430010010

06/29/2007 11:43:06 AM

Fee: \$21.00

## WARRANTY DEED

(INDIVIDUAL)

ATE: 64944MS

GREGORY S. BROWN and JENNIFER D. BROWN, herein called grantor, convey(s) to ANTHONY W. DESTEFANO and SHERRY A. DESTEFANO, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 5, Block 9, Tract No. 1020, THIRD ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 041 MAP 3909-012CB TL 07800 KEY #564240

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 \$215,000.00.  
(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 June 26, 2007.

GREGORY S. BROWN

JENNIFER D. BROWN

STATE OF CALIFORNIA, County of San Bernardino ss.

On 28 June, 2007 personally appeared the above named GREGORY S. BROWN and JENNIFER D. BROWN and acknowledged the foregoing instrument to be their voluntary act and deed.

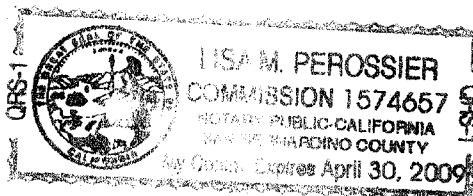
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00064944

Before me:   
Notary Public for California  
My commission expires:

Official Seal



621-A