



THIS SPACE RES:

2007-012525

Klamath County, Oregon



00026921200700125250010016

07/13/2007 03:37:24 PM

Fee: \$21.00

MT79340-SH

After recording return to:

Dashmyagmar Dashdemberel

369 3rd Avenue, Apt#4

SAN FRANCISCO, CA 94118

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

Dashmyagmar Dashdemberel

369 3rd Avenue, Apt#4

SAN FRANCISCO, CA 94118

Escrow No. MT79340-SH

Title No. 0079340

SWD

STATUTORY WARRANTY DEED

Raul Espinoza, Grantor(s) hereby convey and warrant to **Dashmyagmar Dashdemberel and Oyuntsetseg Damba, 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 380, Block 113, MILLS ADDITION to the City of Klamath Falls, 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:

2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$125,450.00**.

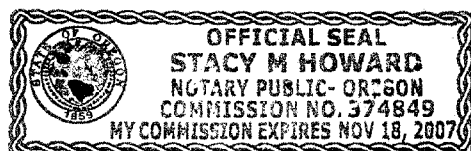
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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.

Dated this 12 day of July, 2007

Raul Espinoza
Raul Espinoza

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 12, 2007 by Raul Espinoza.



Stacy M Howard
(Notary Public for Oregon)
My commission expires Nov 18, 2007