

THIS SPACE RESER

2007-019616

Klamath County, Oregon



11/19/2007 11:33:27 AM

Fee: \$26.00

MT80749-LW

After recording return to:

JOHN MARTINEZ

33560 SLAVENS ROAD

WARREN, OR 97055

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

JOHN MARTINEZ

33560 SLAVENS ROAD

WARREN, OR 97055

Escrow No. MT80749-LW

Title No. 0080749

SWD

### STATUTORY WARRANTY DEED

PAMELA PANZIK and LOWRANZO PANZIK, as tenants by the entirety, Grantor(s) hereby convey and warrant to JOHN MARTINEZ and MONA L. MARTINEZ, with the rights of survivorship, 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:

**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

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 **\$40,000.00**.

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 2nd day of November, 2007

Pamela Panzik  
PAMELA PANZIK

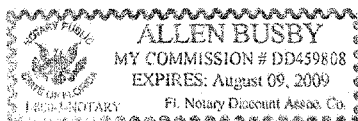
Lowranzo Panzik  
LOWRANZO PANZIK

State of Florida  
County of Santa Rosa

This instrument was acknowledged before me on November 2, 2007 by PAMELA PANZIK and LOWRANZO PANZIK.

Allen Busby  
(Notary Public)

My commission expires 8/9/09



26 AMT

EXHIBIT "A"  
LEGAL DESCRIPTION

PARCEL 1:

The West 132 feet of the S1/2 SW1/4 NW1/4 of Section 35, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

SAVING AND EXCEPTING that portion lying in Pine Ridge Road.

PARCEL 2:

Lots 1 and 2 in Block 1 of TRACT NO. 1155, TWIN RIVER VIEW, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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Reference: Title Order No. 0080749  
Escrow No. MT80749-LW