

2007-021177

Klamath County, Oregon



MT80410-LW

After recording return to:  
**SHARON CONSTANTINE**  
 357 SCOTT LANE #307  
 ST PAUL, MN 55118



00037261200700211770010010

12/19/2007 03:31:00 PM

Fee: \$21.00

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

**SHARON CONSTANTINE**  
 357 SCOTT LANE #307  
 ST PAUL, MN 55118

Escrow No. MT80410-LW  
 Title No. 0080410

SWD

## STATUTORY WARRANTY DEED

**WALTER D. APONIK and LUCIA D. APONIK**, as tenants by the entirety, Grantor(s) hereby convey and warrant to **SHARON CONSTANTINE**, 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 51 in Block 28 of TRACT 1113 - OREGON SHORES, UNIT 2, 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 **\$514,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (MEASURE 49 (2007)). 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (MEASURE 49 (2007)).

Dated this 14 day of DECEMBER, 2007.

WALTER D. APONIK

LUCIA D. APONIK

State of Guam, USA  
 County of Agaña, Guam

This instrument was acknowledged before me on December 14, 2007 by WALTER D. APONIK and LUCIA D. APONIK.

(Notary Public)

My commission expires Feb. 10, 2010

**ROSITA S. MENDIOLA**  
**NOTARY PUBLIC**  
 In and for Guam, U.S.A.  
 My Commission Expires: Feb. 10, 2010  
 P.O. Box 4178 AAFB Branch  
 Yigo, Guam 96929

TOTAL P.019

21AMT