

2008-004602

Klamath County, Oregon



00043253200800046020020022

03/28/2008 02:52:01 PM

Fee: \$26.00



THIS SPAC

After recording return to:

Cathy D Schock 3939 56th
10713 Vincent Drive St, #203
Klamath Falls, OR 97603

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

Cathy D Schock
10713 Vincent Drive
Klamath Falls, OR 97603
Same As Above

File No.: 7021-1194932 (SAC)

Date: March 11, 2008

STATUTORY WARRANTY DEED

Oscar R. Mijares and Lucy E. Mijares, as tenants by the entirety, Grantor, conveys and warrants to Cathy D Schock, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Unit 10713, Tract 1365-Falcon Heights Condominiums Stage 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

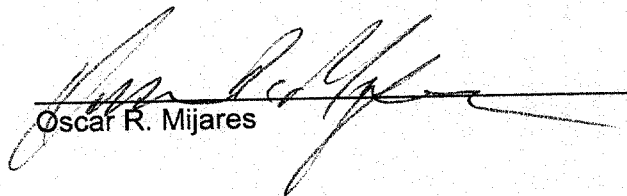
1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

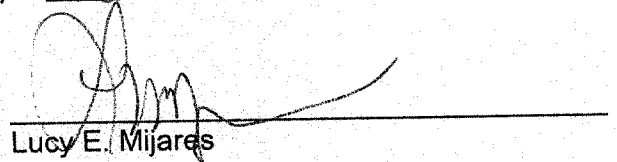
The true consideration for this conveyance is **\$117,500.00**. (Here comply with requirements of ORS 93.030)

FLV-

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 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 ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 21 day of March, 2008.


Oscar R. Mijares


Lucy E. Mijares

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 21 day of March, 2008
by **Oscar R. Mijares and Lucy E. Mijares.**

Notary Public for Oregon
My commission expires:

12-3-10

