

2008-008807

Klamath County, Oregon

After Recording Return to:

JOHN D. STEWART, TRUSTEE

P.O. Box 528

Chiloquin, OR 97624

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

ATE = 65898



00048177200800088070010018

06/17/2008 03:52:15 PM

Fee: \$21.00

WARRANTY DEED

(INDIVIDUAL)

ANDREW P. TUJIOS and LUCY M.W. TUJIOS, husband and wife, herein called grantor, convey(s) to JOHN D. STEWART AND SANDRA N STEWART, TRUSTEES OF THE STEWART FAMILY TRUST DATED JUNE 04 2003, herein called grantee, all that real property situated in the County of KLAMATH COUNTY, State of Oregon, described as:

Lot 7, Block 1, Pine Ridge Estates Unit 1, according to the official plate thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 146 MAP 3407-027AC TL 03000 KEY 194239

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 \$152,500.00.
(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 SECTIONS 2, 3 AND 5 TO 22 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, 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.

Dated June 11, 2008.

x
ANDREW P. TUJIOS

LUCY M.W. TUJIOS

STATE OF HAWAII, County of City + Honolulu ss.

On June 12, 2008 personally appeared the above named ANDREW P. TUJIOS and LUCY M.W. TUJIOS and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

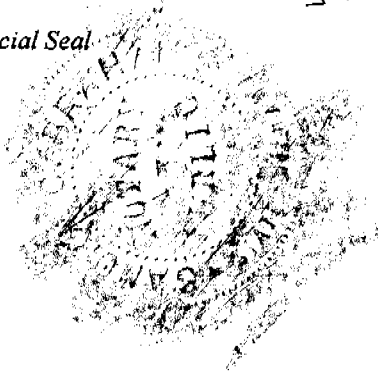
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 65898MS

Before me: Sandra C. Braham
Notary Public for Hawaii Sandra C. Braham
My commission expires: Aug 12, 2009

Official Seal



#2119