

UTC-82687-MS



THIS SPAC

2008-009532

Klamath County, Oregon



00049044200800095320050057

06/30/2008 03:31:48 PM

Fee: \$41.00

After recording return to:

Dennis L. Gonzales

3911 Grenada Way

Klamath Falls, OR 97603

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

Dennis L. Gonzales

3911 Grenada Way

Klamath Falls, OR 97603

Escrow No. MT82687-MS

Title No. 0082687

SWD-EM

### STATUTORY WARRANTY DEED

**William L. Nolen, Jr., John L. Nolen, and Richard A. Nolen, Successor Co-Trustees of the Lucy D. Longmire Living Trust**, Grantor(s) hereby convey and warrant to **Dennis L. Gonzales and Tana R. Gonzales, 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 3 in Block 4 of FIRST ADDITION TO SUNSET VILLAGE, 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:

2008-2009 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$162,000.00**.

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, 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, CHAPTER 424, OREGON LAWS 2007.

41 Amt

Dated this 26th day of June, 2008.

SEE ALSO ADDITIONAL SIGNATURE PAGE(S) ATTACHED HERETO AND MADE A PART HEREOF BY THIS  
REFERENCE

Trustees of the Lucy D. Longmire Living Trust

BY: 

William L. Nolen, Jr., Successor Co-Trustee

STATE OF CALIFORNIA

ss.

COUNTY OF \_\_\_\_\_

On \_\_\_\_\_, 2008 before me, \_\_\_\_\_ personally appeared William L. Nolen, Jr., Successor Co-Trustee of the Lucy D. Longmire Living Trust personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity(ies), and that by their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*see attached*

Signature \_\_\_\_\_

## ACKNOWLEDGMENT

State of California  
County of Lassen

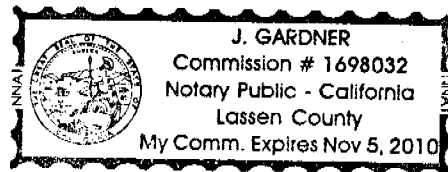
On 6-27-08 before me, J Gardner notary public  
(insert name and title of the officer)

personally appeared William L Nolen Jr  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature J Gardner (Seal)



Dated this 26th day of June, 2008.

Trustees of the Lucy D. Longmire Living Trust

BY: [Signature]

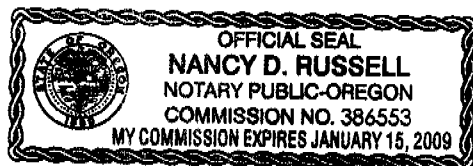
John L. Nolen, Co-Successor Trustee

State of Oregon

County of Clackamas

This instrument was acknowledged before me on June 26, 2008 by John L. Nolen, as Successor Co-Trustee  
of the Lucy D. Longmire Living Trust.

[Signature]  
(Notary Public for Oregon)



My commission expires 1-15-09

Dated this 26th day of June, 2008.

Trustees of the Lucy D. Longmire Living Trust

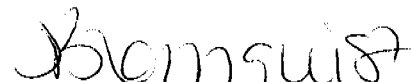
BY: 

Richard A. Nolen, Co-Successor Trustee

State of Oregon

County of Lane

This instrument was acknowledged before me on June 26, 2008 by Richard A. Nolen, as Successor Co-Trustee of the Lucy D. Longmire Living Trust.

  
(Notary Public for Oregon)

My commission expires Nov 27, 2009

