

2008-013816

Klamath County, Oregon



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10/07/2008 03:16:45 PM

Fee: \$26.00



After recording return to:  
Erika Rodriguez  
1429 California  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Erika Rodriguez  
1429 California  
Klamath Falls, OR 97601

File No.: 7021-1278611 (ALF)  
Date: August 28, 2008

THIS SPACE

### STATUTORY WARRANTY DEED

**Sandra L. Gonzalez and E. Louise Jones, a protected person, with rights of survivorship,** Grantor, conveys and warrants to **Erika Rodriguez and Julia M Musick, with full rights of survivorship**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 3, BLOCK 90, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, OREGON,  
ACCORDING TO THE DULY RECORDED PLAT THEREOF ON FILE IN THE RECORDS OF  
KLAMATH COUNTY, OREGON.**

**Subject to:**

1. Fiscal year real property taxes, a lien not yet payable.
2. 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 **\$104,000.00**. (Here comply with requirements of ORS 93.030)

F24-

APN: R299563

Statutory Warranty Deed  
- continuedFile No.: 7021-1278611 (ALF)  
Date: 08/28/2008

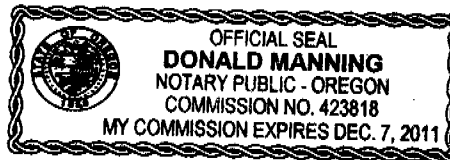
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS 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 6th day of October, 2008.

Sandra L. Gonzalez  
Conservator for E. Louise Jones  
E. Louise Jones

Sandra L. Gonzalez  
Sandra L. Gonzalez

STATE OF Oregon )  
County of Lane )ss.



This instrument was acknowledged before me on this 6th day of October, 2008  
by E. Louise Jones and Sandra L. Gonzalez.

Donald Manning

Notary Public for Oregon  
My commission expires: