

NOT 88263 LW



THIS SPAC

2010-009986
Klamath County, Oregon



00089120201000099860020024

08/23/2010 01:46:07 PM

Fee: \$42.00

After recording return to:

DONNA GUERRERO

10632 KINCHELOE AVE

KLAMATH FALLS, OR 97603

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

DONNA GUERRERO

10632 KINCHELOE AVE

KLAMATH FALLS, OR 97603

Escrow No. MT88263-LW

Title No. 0088263

SWD-EM r.012910

STATUTORY WARRANTY DEED

OREGON HOUSING AND COMMUNITY SERVICES DEPARTMENT, STATE OF OREGON,
Grantor(s) hereby convey and warrant to **DONNA GUERRERO and ERNEST GUERRERO, 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:

Unit 10632 (KINCHELOE AVENUE), 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.

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:

2010-2011 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$55,000.00.**

42pmf

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 18th day of August, 2010.

Ronnie Jones AS: Debt Manager OREGON HOUSING AND COMMUNITY SERVICES
DEPARTMENT, STATE OF OREGON
DEPARTMENT
State of Oregon
County of Marion

This instrument was acknowledged before me on Aug. 18, 2010 by Robert Larson AS
Debt Manager OF OREGON HOUSING AND COMMUNITY SERVICES DEPARTMENT, STATE OF OREGON.

Craig E. Tillotson
(Notary Public for Oregon)

My commission expires 4-11-13

