

NOTE 88156-KR



THIS SPA

2010-012484

Klamath County, Oregon



00092036201000124840010015

10/22/2010 03:31:02 PM

Fee: \$37.00

After recording return to:

Edwin J. Vieira

32611 Sprague River Hwy

Beatty, OR 97621

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

Edwin J. Vieira

32611 Sprague River Hwy

Beatty, OR 97621

Escrow No. MT88156-KR

Title No. 0088156

SWD r.012910

STATUTORY WARRANTY DEED

Edwin J. Vieira, Grantor(s) hereby convey and warrant to **Edwin J. Vieira and Martine Vieira**, 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:

LEGAL DESCRIPTION

A tract of land situated in the NW1/4 of Section 23, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

That portion of the NW1/4 of said Section 23 lying Northeasterly of the Sprague River Highway.

ALSO

That portion of the NE1/4 of Section 22, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, lying Northeasterly of the Sprague River Highway, as created by and approved in PLA-15-05.

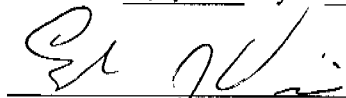
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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

The true and actual consideration for this conveyance is **\$0.00**.

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, 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 19th day of October, 2010.

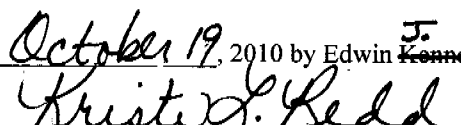

Edwin J. Vieira

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on October 19, 2010 by Edwin ~~Kenneth~~ Vieira. 




(Notary Public for Oregon)

My commission expires  11/16/2011

37Amf