

2011-003494

Klamath County, Oregon



00098838201100034940020028

03/14/2011 09:55:43 AM

Fee: \$42.00

After Recording, Please
RETURN TO:

Mike & Lauree Aguiar
9961 Christobal Dr.
Spring Valley, CA 91977

APN: R-3511-014A0-06000-000
Mail tax statements to above

GENERAL WARRANTY DEED

THIS DEED WITNESSETH, That on this 1st day of December, 2009,
Gama Capital, Inc., a California Corporation, hereinafter referred to as Grantor,
for and in consideration paid, does by these presents, GRANT, BARGAIN AND SELL,
Convey and Confirm unto *\$12,000.00*

Mike Aguiar and Lauree Aguiar, hereinafter referred to as Grantee, his heirs and assigns,
the following described land situate in Klamath County, OREGON, to-wit:

***Lot 4, Block 23 of Oregon Pines, as same as shown on plat filed June 30, 1969, duly
recorded in the office of the County Recorder of said County***

Subject to easements, reservations, restrictions, and covenants of record, if any.

Situated in the County of Klamath in the state of Oregon

TO HAVE AND TO HOLD The premises aforesaid, with all and singular the rights,
privileges, appurtenances and immunities thereto belonging or in anywise appertaining
unto said Grantee, and unto their heirs and assigns forever; said Grantor hereby
covenanting that it is lawfully seized of an indefeasible estate in fee of the premises herein
conveyed; that it has good right to convey the same; that said premises are free and clear
from any encumbrance done or suffered by it or those under whom it claims, and that it
will warrant and defend the title to said premises unto said Grantee and unto their heirs
and assigns forever, against the lawful claims and demands of all persons whomsoever.

[See Signature Page attached]

Warranty Deed
Page Two

IN WITNESS WHEREOF, said Grantor has caused these presents to be executed, pursuant to due authority, this 2 day of December, 2009.

Gama Capital, Inc.

X

Martin Trac, President

ACKNOWLEDGMENT

STATE OF Idaho

COUNTY OF Clearwater

On this 2 day of December, 2009, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Martin Trac, as President of Gama Capital, Inc., a California corporation, to me personally known, who being by me duly sworn did say that he is President of the Grantor Company in the foregoing deed, and said acknowledged said deed to be the free act and deed of said Company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at my office in said County and State, the day and year last above written.

Becky Jo Parris

Notary Public

Printed Name: Becky Jo Parris

My commission expires 06/13/14

