THIS SPACE RESERVED FOR

2014-008079

Klamath County, Oregon

08/04/2014 02:18:47 PM

Fee: \$47.00



After recording return to:
Dan Martin Construction, Inc., an Oregon Corporation

4975 Chilly Valley Lane
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Dan Martin Construction, Inc., an Oregon Corporation

4975 Chilly Valley Lane
Klamath Falls, OR 97603

Escrow No. MT100829MS
Title No. 0100829

STATUTORY WARRANTY DEED

Barbara deGuzman, Trustee of the deGuzman Trust dated May 22, 2007,

Grantor(s), hereby convey and warrant to

SWD r.020212

Dan Martin Construction, Inc., an Oregon Corporation,

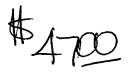
Grantee(s), the following described real property in the County of KLAMATH and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 1, Tract 1412 - LAUREN ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$31,000.00.

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:

2014-2015 Real Property Taxes a lien not yet due and payable.



WITNESS my hand and official seal.

Signature

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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 ACOUIRING 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 31 st day of July , 2014.
Barbara deGuzman, Trustee of the deGuzman Trust dated May 22, 2007
BY: Barbara de Harman Trustee Barbara de Guzman, Trustee
STATE OF CALIFORNIA
COUNTY OF LOS Angeles
On 31, 2014 before me, Board Fasher, Down Public personally appeared Barbara deGuzman, Trustee of the deGuzman Trust dated May 22, 2007 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) (is here subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity (ies), and that by signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

BRENDA FASHEH Commission # 1951050 Notary Public - California

Los Angeles County Comm. Expires Sep. 4, 2015