

## STATUTORY WARRANTY DEED

MTC 39496-LW  
 Running Y Resort, Inc., an Oregon Corporation, Grantor, conveys and warrants to Warren S. Wiley & Sharon J. Wiley, as Tenants by Entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 53 of Running Y Resort, Phase 01 Plat, recorded in Klamath County, Oregon.

## SUBJECT TO:

Non-delinquent real property taxes and assessments for the current fiscal year and all later years; and to all covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for The Running Y Ranch Resort recorded 08/02/96, all of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth herein.

The true consideration for this conveyance is \$52,400.00.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

"GRANTOR" Running Y Resort, Inc., an Oregon Corporation

BY: Judy Urback

Its Authorized Agent

STATE OF OREGON )

)ss.

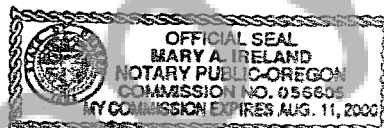
COUNTY OF KLAMATH )

The foregoing instrument was acknowledged before me this 21st day of September, 1996

by Judy Urback (Officer), the Broker (Title) of RUNNING Y RESORT, INC., on behalf of the Corporation.

WITNESS my hand and official seal

Mary A. Ireland  
 NOTARY PUBLIC FOR OREGON



## WARRANTY DEED

Running Y Resort, Inc.  
 PO Box 488  
 Klamath Falls, OR 97601  
 Grantor  
 Warren S. Wiley  
 Sharon J. Wiley  
 937 Loma Linda Drive  
 Klamath Falls, OR 97601-  
 Grantee

## AFTER RECORDING RETURN TO

AmeriTitle  
 222 S 6th St  
 Klamath Falls, OR 97601

SPACE RESERVED  
 FOR  
 RECORDERS USE

## STATE OF OREGON

County of..... I certify that the within instrument was received for record on the ..... day of ....., 19....., at ..... o'clock....., and recorded in book/reel/volume No..... on page ..... or as fee/file/instrument/microfilm/ reception No..... Record of Mortgages of said County. Witness my hand and seal of County affixed.

..... Name  
 Title  
 By..... Deputy

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

Warren S. Wiley  
 Sharon J. Wiley  
 937 Loma Linda Drive  
 Klamath Falls, OR 97601-

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 30th day of Sept. A.D., 19 96 at 3:55 o'clock P. M., and duly recorded in Vol. M96 of Deeds on Page 31051.

FEE \$30.00

Bernetha G. Letsch County Clerk  
 By Kathleen Rosa