

97 OCT 10 AM 1:39

Running Y Resort, Inc., an Oregon Corporation, Grantor, conveys and warrants to Arthur D. Warren & Juliet Franklin, as Tenants by Entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 204 of Running Y Resort, Phase 3 Plat, recorded July 25, 1997 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 August 2, 1996 and the Declaration Annexing Phase 2 of Ridge View Homesites to Running Y Ranch Resort, 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 \$59,900.00.

**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

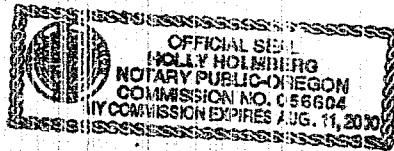
STATE OF OREGON )  
 )ss.  
COUNTY OF KLAMATH )

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of September, 1997

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

WITNESS my hand and official seal

Holly Holmberg  
NOTARY PUBLIC FOR OREGON



WARRANTY DEED	
Running Y Resort, Inc. 5391 Running Y Road Klamath Falls, OR 97601 Grantor	
Arthur D. Warren Juliet Franklin 2052 Sunray Circle West Linn, OR 97068 Grantee	
AFTER RECORDING RETURN TO	
Arthur D. Warren Juliet Franklin 2052 Sunray Circle West Linn, OR 97068	

STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

Amerititle

SPACE RESERVED on this 10th day of October A.D., 1997  
FOR at 11:39 o'clock A. M. and duly recorded  
RECORDERS USE in Vol. M97 of Deeds Page 33460

Bernetha G. Letsch, County Clerk

By Kathleen Ross  
Fees, \$30.00 Deputy

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

Arthur D. Warren  
Juliet Franklin  
2052 Sunray Circle  
West Linn, OR 97068