

57465

MTC 44605-LW

STATUTORY WARRANTY DEED

M98

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Running Y Resort, Inc., an Oregon Corporation, Grantor, conveys and warrants to Eric E. Brosterhous & Adrienne E. Stewart, as Tenants in Common, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 285 of Running Y Resort, Phase 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 3 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 \$71,500.00.

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 Unbrack
Its Authorized Agent

STATE OF OREGON)

)ss.

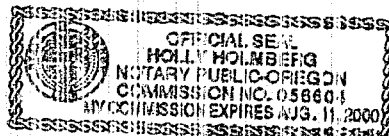
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 24th day of April, 1998

by Judy Unbrack (Officer), the Booker (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

Eric E. Brosterhous
Adrienne Stewart
5270 Miramar
Eugene, OR 97504
Grantee

AFTER RECORDING RETURN TO

Eric E. Brosterhous
Adrienne Stewart
5270 Miramar
Eugene, OR 97504

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath

Filed for record at request of:

Amerititle

on this 1st day of MayA.D. 1998 at 3:36 o'clock PM. And duly recorded in Vol. M98of Deeds Page 14807

Eametha G. Letsch, County Clerk

By: Kathleen Rose

Deputy Fee.

Fee \$30.00

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

Eric E. Brosterhous
Adrienne Stewart
5270 Miramar
Eugene, OR 97504