

64485

MIC 45210-LW

98 AUG 13 P3:15 STATUTORY WARRANTY DEED Vol. M98 Page 29871

THE PENNBROOK COMPANY, an Oregon Corporation, Grantor, conveys and warrants to ROBERT C. GRIENINGER AND CAROLANN L. GRIENINGER, as Grantees, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 289 of Running Y Resort, Phase 4, recorded September 24, 1997 in Klamath County, Oregon.

SUBJECT TO:

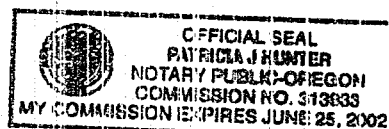
Non-delinquent real property taxes and assessments for the current fiscal year and all later years; and to all covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for The Running Y Ranch Resort recorded August 2, 1996, and the Declaration Annexing Phase 4 of Eagles Landing to The Running Y Ranch Resort recorded October 17, 1997, 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 \$ 156,761.85

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 90.930.

"GRANTOR" THE PENNBROOK COMPANY, an Oregon Corporation

BY [Signature]
its Authorized Agent



STATE OF OREGON)

)ss.

COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 5th day of Aug, 19 98

by Tim Vozie (Officer), the Vice Pres. (Title) of THE PENNBROOK COMPANY, on behalf of the corporation.

WITNESS my hand and official seal

[Signature]
NOTARY PUBLIC FOR OREGON

WARRANTY DEED

The Pennbrook Company
869 NW Wall St, Suite 204
Bend, OR 97701
Grantor
ROBERT GRIENINGER
845 SIEBBA VISTA DRIVE #106
YREKA, CA 96097
Grantee

AFTER RECORDING RETURN TO
GRANTEE

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath
Filed for record at request of:

Amerititle

on this 13th day of Aug

A.D. 1998 at 3:15 o'clock P

M. And duly recorded in Vol. M98
of Deeds Page 29871

Bernethi G. Letch, County Clerk

[Signature]

Deputy