

01 MAY 17 PM 3:18

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THE PENNBROOK COMPANY, an Oregon Corporation, Grantor, conveys and warrants to Kenneth J. Claeys and Patricia E. Claeys/~~as Grantee, the following described real property, free of encumbrances except as specifically set forth herein;~~ ^{husband and wife}

LOT 313, WITHIN THE REPLAT OF RUNNING Y RESORT, PHASE 4, 1ST ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OR 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 Eagles Landing to The Running Y Ranch Resort recorded October 16, 1998, 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 . \$190,500.00

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" THE PENNBROOK COMPANY, an Oregon Corporation

BY: [Signature]
Its Authorized Agent

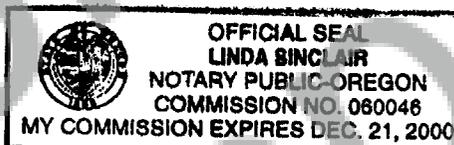
STATE OF OREGON,
Deschutes) ss.
COUNTY OF ~~KLAMATH~~)

The foregoing instrument was acknowledged before me this 28 day of August, 19 2000

by TIM VEZIE (Officer), the VICE PRESIDENT (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
KENNETH AND PATRICIA CLAEYS
Grantee
AFTER RECORDING RETURN TO
Kenneth J. Claeys

SPACE RESERVED
FOR
RECORDERS USE

1246 2nd Ave.
Gold Hill, OR 97525

State of Oregon, County of Klamath
Recorded 05/17/01, at 3:18 p. m.
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Linda Smith,
County Clerk Fee\$ 21.00

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

KENNETH J. CLAEYS
1246 2nd AVE.
GOLD HILL, OR 97525

21.00