## MTC らりとらり LCO STATUTORY WARRANTY DEED

Running Y Resort, Inc., an Oregon corporation, Grantor, conveys and warrants to Michael H. Zelman as Sole and Separate Property, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 502 of Running Y Resort Phase 5, recorded May 18, 1998 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 Ridge View Homesites to The Running Y Ranch Resort recorded June 1, 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 \$ 96,400.00.

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: Its Authorized Agent
STATE OF OREGON )
COUNTY OF KLAMATH )  The foregoing instrument was acknowledged before me this 11th day of
by Sudy Whack (Officer), the Agent (Title) of RUNNING Y RESORT, INC., on behalf of the Corporation.
WITNESS my hand and official seal
OFFICIAL SEAL MECHELLE D. MARSHALL NOTARY PUBLIC-OREGON COMMISSION NO. 3 08526 MY COMMISSION EXPIRES JAN. 19, 20029
NOTARY PUBLIC FOR OREGON

## WARRANTY DEED

Running Y Resort, Inc. 5391 Running Y Road Klamath Falls, OR 97601 Grantor

Michael H. Zelman

5327 Winnetka Ave Woodland Hills, CA 91364 Grantee

AFTER RECORDING RETURN TO Michael H. Zelman

Michael H. Zeiman

5327 Winnetka Ave Woodland Hills, CA 91364 SPACE RESERVED FOR RECORDERS USE

State of Oregon, County of Klamath
Recorded 08/24/01 at 11:00 A m.
In Vol. M01 Page 43171
Linda Smith,
County Clerk Fee\$ 21.00

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

5327 Winnetka Ave Woodland Hills, CA 91364