

'01 NOV 15 PM 3:21



Vol M01 Page 58738

After recording return to:
LARRY GRECH DBA COMFORT HEATING
3147 NE POST
BEND, OR 97701

State of Oregon, County of Klamath
Recorded 11/15/01 3:21 p. m.
In Vol. M01, Page 58738
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

Until a change is requested all tax statements
shall be sent to the following address:
LARRY GRECH DBA COMFORT HEATING
3147 NE POST
BEND, OR 97701

Escrow No. BT039792RK

Title No. _____ mtc SS614-

STATUTORY WARRANTY DEED

AMERICAN CASH EQUITIES INC., AN OREGON CORPORATION,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LARRY GRECH DBA COMFORT HEATING,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of **KLAMATH** and State of Oregon, to wit:

LOT 12 OF DIAMOND PEAKS, TRACT NO. 1355, ACCORDING TO THE OFFICIAL PLAT
THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON.

2407-007A0-09100-000

KEY NO. 886959

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:

1) THESE PREMISES HEREIN DESCRIBED ARE WITHIN AND SUBJECT TO THE
STATUTORY POWERS, INCLUDING THE POWER OF ASSESSMENT AND EASEMENTS OF
WALKER RANGE TIMBER FIRE PATROL; 2) COVENANTS, CONDITIONS AND
RESTRICTIONS RECORDED 4-26-73, VOLUME M73, PAGE 4975, AND AS AMENDED
12-3-75, VOLUME M75, PAGE 15196, AND AS FURTHER AMENDED 5-17-00,
VOLUME M00, PAGE 17884; 3) COVENANTS, CONDITIONS AND RESTRICTIONS AS
SHOWN ON THE RECORDED PLAT OF TRACT NO. 1119-LEISURE WOODS UNIT; 4)
COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED 1-2-90, VOLUME M90, PAGE
30, AND AS AMENDED 11-10-92, VOLUME M92, PAGE 26591, AND FURTHER AMENDED
10-9-98, VOLUME M98, PAGE 37231, AND DECLARATION ADDING LAND RECORDED
5-17-00, VOLUME M00, PAGE 17884;

5) COVENANTS CONDITIONS
AND RESTRICTIONS AND EASEMENTS AS SHOWN ON RECORDED PLAT OF DIAMOND
PEAKS, TRACT NO. 1355; 6) COVENANTS, CONDITIONS AND RESTRICTIONS
RECORDED 5-17-00, VOLUME M00, PAGE 17878; ALL IN MICROFILM RECORDS OF
KLAMATH COUNTY, OREGON.

Easements, Agreements, Covenants, Conditions and Restrictions of record.

and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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.

The true and actual consideration for this conveyance is \$ 32,000.00.

Dated this 9th day of November, 2001

AMERICAN CASH EQUITIES INC., AN OREGON
CORPORATION

58739

BY:

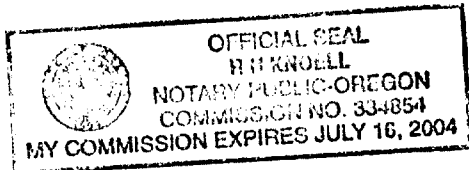
Joel Gisler
ITS: President

BY:

, ITS: _____

State of Oregon
County of DESCHUTES

This instrument was acknowledged before me on November 9, 2001 by
Joel Gisler, as President OF AMERICAN CASH EQUITIES, INC., AN OREGON
CORPORATION.



H. H. Knoll

(Notary Public for Oregon)

My commission expires 7-16-2004