

'02 MAY 31 AM 11:01

State of Oregon, County of Klamath  
 Recorded 05/31/2002 11:01 a m.  
 Vol M02. Pg 31987  
 Linda Smith, County Clerk  
 Fee \$ 21.00 # of Pgs 1

mtc 57276-2w  
**STATUTORY WARRANTY DEED**

Running Y Resort, Inc., an Oregon corporation, Grantor, conveys and warrants to Jason Westfall and Tara Toddy as Tenants by Entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 736 of Running Y Resort Phase 9, recorded September 14, 2000 according to the official plat thereof on file in the office of the County Clerk of 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 5 of Ridge View Homesites to The Running Y Ranch Resort recorded September 20, 2000, 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 \$ 55,900.00.

**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: [Signature]  
 Its Authorized Agent

STATE OF OREGON )  
 ) ss.

COUNTY OF KLAMATH )

The foregoing instrument was acknowledged before me this 18th day of May

by Dave Lowrey (Officer), the Agent (Title) of RUNNING Y RESORT, INC., on behalf of the Corporation.

WITNESS my hand and official seal

[Signature]  
 NOTARY PUBLIC FOR OREGON

**WARRANTY DEED**

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

Jason Westfall  
 Tara Toddy  
 4881 Lombard Drive  
 Klamath Falls, OR 97601  
 Grantee

AFTER RECORDING RETURN TO  
 Jason Westfall  
 Tara Toddy  
 4881 Lombard Drive  
 Klamath Falls, OR 97601

SPACE RESERVED  
 FOR  
 RECORDERS USE

STATE OF OREGON,

ss.

County of Klamath  
 Filed for record at request of:

on this \_\_\_\_\_ day of \_\_\_\_\_ A.D.

at \_\_\_\_\_ o'clock \_\_\_\_\_ M. And duly recorded in

Vol. \_\_\_\_\_ of \_\_\_\_\_ Page \_\_\_\_\_.

Linda Smith, County Clerk

By \_\_\_\_\_

Deputy

Fee,

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

Jason Westfall  
 Tara Toddy  
 4881 Lombard Drive

Klamath Falls, OR 97601