

'02 SEP 23 AM 11:06

State of Oregon, County of Klamath
 Recorded 09/23/2002 11:06 a.m.
 Vol M02, Pg 53890
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

MTL S8406-LW
STATUTORY WARRANTY DEED

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

Lot 580 of Running Y Resort Phase 5, recorded May 18, 1998 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 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 \$ 54,900.00.

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: Judy Urbach

Its Authorized Agent

STATE OF OREGON)

) ss.

COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 15th day of September 2002

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

WITNESS my hand and official seal

Raquel Mendoza
 NOTARY PUBLIC FOR OREGON



WARRANTY DEED

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

Millie A. Avena

8436 Gaylor Way
 Carmichael, CA 95608
 Grantee

AFTER RECORDING RETURN TO
 Millie A. Avena

8436 Gaylor Way
 Carmichael, CA 95608

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:
 Millie A. Avena

8436 Gaylor Way
 Carmichael, CA 95608