

NN

Vol M03 Page 55031

T.E. THOM TRUST
11311 KESTREL RD
KLAMATH FALLS OR 97601
Grantor's Name and Address
BALD EAGLE RENTALS LIMITED PARTNERSHIP
11311 KESTREL RD
KLAMATH FALLS OR 97601
Grantee's Name and Address
After recording, return to (Name, Address, Zip):
BALD EAGLE RENTALS LIMITED PARTNERSHIP
11311 KESTREL RD
KLAMATH FALLS OR 97601
Until requested otherwise, send all tax statements to (Name, Address, Zip):
BALD EAGLE RENTALS LIMITED PARTNERSHIP
11311 KESTREL RD
KLAMATH FALLS OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 08/1/2003 3:10 P M
Vol M03 Pg 55031
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that THEODORE E. THOM, TRUSTEE OF THE T.E. THOM TRUST
dated October 27, 1987, as to an undivided 99% interest
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by BALD EAGLE RENTALS LIMITED PARTNERSHIP, an Oregon limited partnership
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Unit C of Tract 1298, MT. VIEW CONDOMINIUM, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, situated in the SW1/4 of the NE1/4, Section 20, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and authenticity or as to its effect upon the title to any real property that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): those apparent upon the land, if any, as of the date of this deed

_____, and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00. [Ⓞ] However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. [Ⓞ] (The sentence between the symbols [Ⓞ], if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on July 30, 2003; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 T.E. THOM TRUST dated October 27, 1987

by:

THEODORE E. THOM, Trustee

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on _____,

by _____

This instrument was acknowledged before me on July 30, 2003,

by THEODORE E. THOM

as TRUSTEE

of T.E. THOM TRUST dated October 27, 1987



Notary Public for Oregon

My commission expires 11/16/2003