



WTC-61330W

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

PATRICK PAUL GEE760 MARKET STREET, SUITE 732SAN FRANCISCO, CA 94102

State of Oregon, County of Klamath  
 Recorded 08/22/2003 3:51 P m  
 Vol M03 Pg 61957  
 Linda Smith, County Clerk  
 Fee \$ 21.00 # of Pgs 1

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

PATRICK PAUL GEE760 MARKET STREET, SUITE 732SAN FRANCISCO, CA 94102

Escrow No. MT61330-LW

**WARRANTY DEED**

DONALD N. BAUHOFFER, Grantor(s) hereby grant, bargain, sell, warrant and convey to PATRICK PAUL GEE and WINNIE LIANG GEE, as tenants by the entirety, 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 349, RUNNING Y RESORT, PHASE 4, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record if any, as of the date of this deed and those shown below, if any:

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.

The true and actual consideration for this conveyance is THE TRUE CONSIDERATION FOR THIS CONVEYANCE IS PURSUANT TO AN IRC TAX DEFERRED EXCHANGE ON BEHALF OF THE GRANTEE.

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.

Dated this 20<sup>th</sup> day of August, 2003

  
 DONALD N. BAUHOFFER

State of Oregon Colorado  
 County of ~~DESCHUTES~~ Pitkin

This instrument was acknowledged before me on August 20, 2003 by DONALD N. BAUHOFFER.

  
 (Notary Public for ~~Oregon~~ Colorado)

My commission expires My Commission Expires  
 05/12/2007



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