



After recording return to:  
A. L. Bruner and Marilyn V. Bruner  
Lot 20 Crown Ridge  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
A. L. Bruner and Marilyn V. Bruner  
Lot 20 Crown Ridge  
Klamath Falls, OR 97601

File No.: 7021-255563 (SAC)  
Date: August 25, 2003

THIS SPACE RE State of Oregon, County of Klamath  
Recorded 09/03/2003 3:48 p. m  
Vol M03 Pg 65260-61  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

**Crown Ridge One of Klamath, L.L.C., Grantor, conveys and warrants to A. L. Bruner and Marilyn V. Bruner as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**Lot 20 of Tract 1309-Crown Ridge Subdivision Phase 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT:**

1. The **2003-2004 Taxes**, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

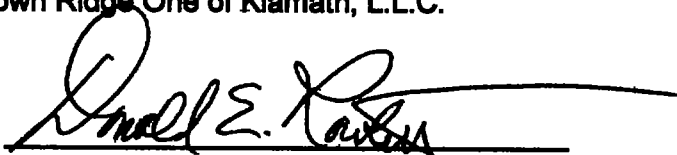

The true consideration for this conveyance is **\$35,000.00**. (Here comply with requirements of ORS 93.030)

26 K

APN: 885007

Statutory Warranty Deed  
- continuedFile No.: 7021-253563 (SAC)  
Date: 08/25/2003

Crown Ridge One of Klamath, L.L.C.

By: Donald E. Rowlett, Operating  
ManagerSTATE OF Oregon )  
County of Klamath ) ss.  
)This Instrument was acknowledged before me on this 20 day of August, 2003  
by Donald E. Rowlett as Operating Manager of Crown Ridge One of Klamath, L.L.C., on behalf of the .

Notary Public for Oregon

My commission expires:

8-2-07

