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NTC - 62881 W

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State of Oregon, County of Klamath
Recorded 10/06/03 3:44 p.m
Vol M03 Pg 74637
Linda Smith, County Clerk
Fee $ 21.00 # of Pgs 1

STATUTORY WARRANTY DEED

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

Lot 262 of Running Y Resort Phase 3, recorded July 25, 1997 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 3 of Ridge View Homesites to The Running Y Ranch Resort recorded July 25, 1997, 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 $ 74,900.00.

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 Wubach
Its Authorized Agent

STATE OF OREGON)
)ss.
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 26 day of September,
by Judy Wubach (Officer), the Agent (Title) of RUNNING Y RESORT, INC., on behalf of the Corporation.

WITNESS my hand and official seal

OFFICIAL SEAL
MICHELLE D. PHILLIPS
NOTARY PUBLIC-OREGON
COMMISSION NO. 356757
MY COMMISSION EXPIRES APR. 15, 2006

Michelle D. Phillips
NOTARY PUBLIC FOR OREGON

WARRANTY DEED
Running Y Resort, Inc. 5391 Running Y Road Klamath Falls, OR 97601 Grantor Steven S. Bailor 4017 46th Ave SW Seattle, WA 98116 Grantee
AFTER RECORDING RETURN TO Steven S. Bailor 4017 46th Ave SW Seattle, WA 98116

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:
Steven S. Bailor
4017 46th Ave SW
Seattle, WA 98116

21.00 M

Unofficial Copy