

03 DEC 10 PM 3:25



WTC-63400

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Hap LLC

PO Box 5848

Bend, OR 97708

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

Hap LLC

PO Box 5848

Bend, OR 97708

Escrow No. BT061339LS

Vol M03 Page 90300

State of Oregon, County of Klamath

Recorded 12/10/03 3:25 p. m

Vol M03 Pg 90300

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

STATUTORY WARRANTY DEED

JJR Enterprises, LLC, an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to Hap LLC, an Oregon Limited Liability Company, Grantee(s) the following described real property in the County of Klamath and State of Oregon, free of encumbrances except as specifically set forth herein:

Lots 8, 9 and 10 in Block 93 of KLAMATH ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

3809-032AD-07900-000

Key No. 477193

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/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 9th day of DECEMBER 2003.

JJR Enterprises, LLC

BY:


Edward Rodgers, Member/Authorized Representative

State of Oregon

County of Klamath

This instrument was acknowledged before me on December 9, 2003 by Edward Rodgers, Member and Authorized Representative of JJR Enterprises, LLC.


(Notary Public for Oregon)

My commission expires

11/16/2007



21.00 am