## MTC - 63775KR

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**RECORDING COVER SHEET** 

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON REPRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

State of Oregon, County of Klamath
Recorded 01/26/2004 3:10 p

Vol M04 Pg 1774-76

Linda Smith, County Clerk
Fee \$ 3/\omega # of Pgs 3

After Recording, Return To:

Lyndon Development, LLC 5249 Bartlett Ave Klamath Fauls, OR971603 1. Name(s) of the Transaction(s):

Warranty Deed

2. Direct Party (Grantor):

Footbills Pinnacle, LLC An Oregon Limited Liabilty Company 3. Indirect Party (Grantee):

Lyndon Development, LLC, An Oregon Limited Liability Company 4. True and Actual Consideration Paid:

\$ 27,000.00

5. Legal Description:

Lot 25 in Tract 1344- Seventh addition to North Hills- Phase 1 According to the official Plat thereof in the office of the County Clerk of Klamath County Overgon.

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## FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILTY COMPANY,

Grantor(s), hereby grant, bargain, sell and convey to:

LYNDON DEVELOPMENT, LLC, AN OREGON LIMITED LIABILITY COMPANY

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 25 IN TRACT 1344 - SEVENTH ADDITION TO NORTH HILLS - PHASE 1, ACCORDING TO THE OFFICIAL PLAT THEREOF IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY OREGON

SUBJECT TO: all those items of record and those apparent upon the land, 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.

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 and actual consideration for this conveyance is \$ 27,000.

Until a change is requested, all tax statements shall be sent to Grantee at the following address:

Dated this day of June 1999.

BY MEMBER RON LOVENESS  BY MANY MEMBER MARK LOU LOVENESS  BY MEMBER	BY WILLIAM RANSOM	MEMBER MEMBER MEMBER
	BY Lee Smith	MEMBER
NOTARY ACKNOWLEDGEMENT		
STATE OF, CO	UNTY OF	)) ss.
This instrument was acknowledged before me on		, 19
by		
as <u>MEMBER</u>		
of FOOTHILLS PINNACLE, LLC, AN OREGON LI	MITED LIABLILTY COMPANY	
Notary Public for		
My Commission Expires:		

ESCROW NO.

AFTER RECORDING RETURN TO: LYNDON DEVELOPMENT, LLC 5249 BARTLETT AVE KLAMATH FALLS, OR 97603

of FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABLILTY COMPANY

My Commission Expires: \_

Notary Public for

ESCROW NO.

AFTER RECORDING RETURN TO: