

04 MAR 1 AM 11:10

MTC - 64256KR

RECORDING COVER SHEET

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

Vol M04 Page 11767

After Recording Return To:

MDR Development, LLC
3245 Homedale Rd.
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 03/01/2004 11:10 AM
Vol M04 Pg 11767-70
Linda Smith, County Clerk
Fee \$ 36⁰⁰ # of Pgs 4

1. Name(s) of the Transaction(s):

Warranty Deed

2. Direct Party (Grantor):

Foothills Pinnacle, LLC, An Oregon Limited Liability Company

3. Indirect Party (Grantee):

MDR Development, LLC

4. True and Actual Consideration Paid:

\$27,500

5. Legal Description:

Lot 1 of TRACT 1312, SPRINGCREST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

360 AM

WARRANTY DEED

11768

FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILITY COMPANY,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

MDR 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 1 of TRACT 1312, SPRINGCREST, according to the official plat
thereof on file 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.

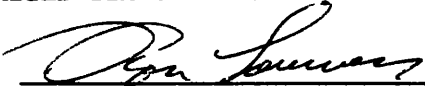
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 \$27,000.00

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3245 Homedale Rd, Klamath Falls, OR 97603

Dated this 10th day of December, 1999.

FOOTHILLS PINNACLE, LLC, AN OREGON
LIMITED LIABILITY COMPANY

BY: 
RON LOVENESS, MEMBER

BY: 
MARY LOU LOVENESS, MEMBER

BY: SEE ATTACHED SIGNATURE/NOTARY PAGE
LOREN LOVENESS, MEMBER

BY: SEE ATTACHED SIGNATURE/NOTARY PAGE
ELSIE LOVENESS, MEMBER

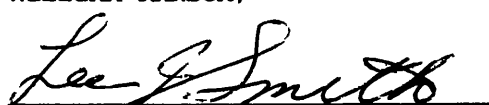
FOOTHILLS PINNACLE, LLC, AN OREGON
LIMITED LIABILITY COMPANY

BY: 
MELVIN L. STEWART, MEMBER

BY: 
MARY LOU STEWART, MEMBER

BY: 
DAVID R. SPORRER, MEMBER

BY: 
WILLIAM RANSOM, MEMBER

BY: 
LEE J. SMITH, MEMBER

Return to:

NOTARY ACKNOWLEDGEMENT

11769

STATE OF OREGON, COUNTY OF KLAMATH) ss.This instrument was acknowledged before me on December 13, 1999by MELVIN L. STEWART & MARY LOU STEWARTas MEMBERSof FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILITY COMPANY

Kristi L. Redd
 Notary Public for Oregon
 My Commission Expires: 11/16/2003



NOTARY ACKNOWLEDGEMENT

STATE OF OREGON, COUNTY OF KLAMATH) ss.This instrument was acknowledged before me on DECEMBER 10, 1999by RON LOVENESS, MARY LOU LOVENESS, AND WILLIAM RANSOMas MEMBERSof FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILITY COMPANY

Tamara L. McDaniel
 Notary Public for OREGON
 My Commission Expires: 12/17/01



NOTARY ACKNOWLEDGEMENT

STATE OF OREGON, COUNTY OF KLAMATH) ss.This instrument was acknowledged before me on DECEMBER 15, 1999by LEE J. SMITHas MEMBERof FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILITY COMPANY

Tamara L. McDaniel
 Notary Public for OREGON
 My Commission Expires: 12/17/01



NOTARY ACKNOWLEDGEMENT

STATE OF Oregon, COUNTY OF Klamath) ss.This instrument was acknowledged before me on December 17, 1999by DAVID R. SPORRERas MEMBERof FOOTHILLS PINNACLE, LLC, AN OREGON LIMITED LIABILITY COMPANY

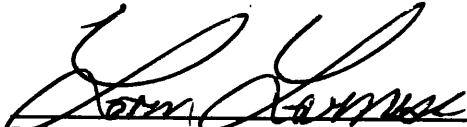
Marion Grant Ham
 Notary Public for Oregon
 My Commission Expires: 1/22/01



ESCROW NO.

AFTER RECORDING RETURN TO:

**SIGNATURE PAGE
FOR WARRANTY DEED**


LOREN LOVENESS


ELSIE LOVENESS


STATE OF Arizona COUNTY OF Maricopa

This instrument was acknowledged before me on DECEMBER 17, 1999

by LOREN LOVENESS AND ELSIE LOVENESS

as _____

of _____


Notary Public for the State of AZ
My commission expires: _____

