

04 APR 23 PM 10:54



NTT-64522 PS

Vol M04 Page 24364

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
VLADIMIR BENKUNSKY
2895 PITZER CIRCLE
WEST SACRAMENTO, CA 95691

State of Oregon, County of Klamath
Recorded 04/23/2004 10:54 m
Vol M04 Pg 24364
Linda Smith, County Clerk
Fee \$ 2100 # of Pgs 1

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

VLADIMIR BENKUNSKY
2895 PITZER CIRCLE
WEST SACRAMENTO, CA 95691

Escrow No. MT64522-PS

STATUTORY WARRANTY DEED

ELI PROPERTY COMPANY, INC., a California corporation, Grantor(s) hereby convey and warrant to VLADIMIR BENKUNSKY, 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:

Lot 12 in Block 19, of Tract 1113, OREGON SHORES, UNIT 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon.

Tax Account No: 3507-018DC-02600-000

Key No: 244257

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 \$25,000.00.

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.

Dated this 16 day of April, 2004

ELI PROPERTY COMPANY, INC.

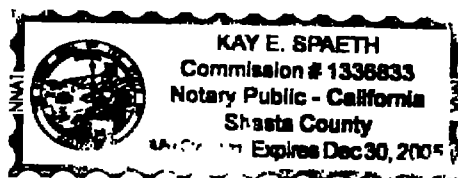
BY: [Signature]
VIKTORIA PENN, CHAIRMAN OF THE BOARD

STATE OF CALIFORNIA }
COUNTY OF SHASTA } ss.

On April 16, 2004 before me, KAY E. SPAETH, personally appeared VIKTORIA PENN, AS CHAIRMAN OF THE BOARD OF ELI PROPERTY COMPANY, INC. personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity(ies), and that by her signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Kay E. Spaeth



2/00
[Signature]