

04 SEP 20 PM 3:15

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State of Oregon, County of Klamath  
Recorded 09/20/04 3:15 p m  
Vol M04 Pg 63055  
Linda Smith, County Clerk  
Fee \$ 2/00 # of Pgs 1

After Recording Return to:

FRANK GALLAGHER

607 42nd Ave  
San Francisco CA. 94121

Until a change is requested all tax statements  
Shall be sent to the address above:

Aspen 59691 ma

**WARRANTY DEED**  
(INDIVIDUAL)

CLAUDE W. CROSS AND VIRGINIA R. CROSS, TRUSTEES OF THE C.W. and V.R. CROSS 1992 LIVING TRUST, herein called Grantor, convey(s) to FRANK GALLAGHER, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 101, RUNNING Y RESORT, PHASE 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$79,000.00.  
(here comply with the requirements of ORS 93.930)

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: September 15, 2004

C.W. AND V.R. CROSS 1992 LIVING TRUST

Claude W. Cross  
CLAUDE W. CROSS, TRUSTEE/INDIVIDUAL

Virginia R. Cross  
VIRGINIA R. CROSS, TRUSTEE/INDIVIDUAL

STATE OF OREGON, County of Klamath) ss.

On Sept. 20, 2004 personally appeared the above named CLAUDE W. CROSS AND VIRGINIA R. CROSS AS TRUSTEES OF THE C.W. and V.R. CROSS 1992 LIVING TRUST.

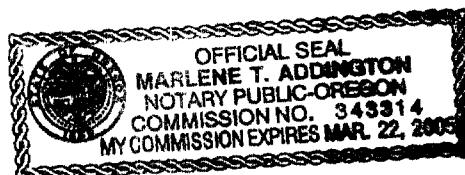
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00059691

Before me: Marlene T. Addington  
Notary Public for Oregon  
My commission expires: March 22, 2005

Official Seal



21A