

04 SEP 27 PM 3:06



MT65561 LW

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State of Oregon, County of Klamath  
Recorded 09/27/04 3:06 p m  
Vol M04 Pg 64733  
Linda Smith, County Clerk  
Fee \$ 21<sup>00</sup> # of Pgs 1

After recording return to:

JAMES W. OSBORNE

11851 Riverside Drive #238

Lakeside, CA 92040

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

JAMES W. OSBORNE

11851 Riverside Drive #238

Lakeside, CA 92040

Escrow No. MT65561-LW

### STATUTORY WARRANTY DEED

**SUN FOREST CONSTRUCTION, LTD, an Oregon Corporation**, Grantor(s) hereby convey and warrant to **JAMES W. OSBORNE and JANICE L. OSBORNE, as tenants by the entirety**, 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 418, RUNNING Y RESORT, PHASE 6, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Tax Account No: 3808-015BB-02400-000**

**Key No: 885201**

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 **\$71,750.00**.

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 9<sup>th</sup> day of September, 2004.

SUN FOREST CONSTRUCTION, LTD

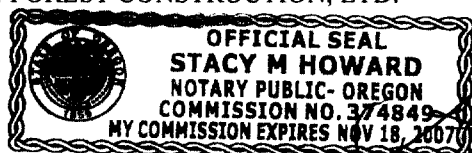
BY: Kenneth Hall

KENNETH HALL, VICE PRESIDENT

State of Oregon

County of ~~DESCHUTES~~ Klamath

This instrument was acknowledged before me on Sept 9, 2004 by KENNETH HALL AS VICE PRESIDENT OF SUN FOREST CONSTRUCTION, LTD.



Stacy M. Howard  
(Notary Public for Oregon)

My commission expires 11/18/2007

2/00