

05 FEB 22 AM 10:58

mtc-68215PS



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State of Oregon, County of Klamath
Recorded 02/22/2005 10:58 a m
Vol M05 Pg 11398
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

THIS SPACE RES

After recording return to:
ELI PROPERTY COMPANY, INC.
PO BOX 100
BELLA VISTA, CA 96008

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

ELI PROPERTY COMPANY, INC.
PO BOX 100
BELLA VISTA, CA 96008

Escrow No. MT68215-PS

STATUTORY WARRANTY DEED

JAMES E. ELLIS AND KAREN L. ELLIS, AS TRUSTEES OF THE ELLIS FAMILY TRUST, DATED JULY 17, 1997, Grantor(s) hereby convey and warrant to **ELI PROPERTY COMPANY, INC., a California corporation**, 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:

Lots 23 and 24 of TRACT 1287 - AGENCY LAKE RANCHES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3507-006BA-00900-000
Tax Account No: 3507-006BA-01000-000

Key No: 876231
Key No: 876230

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 **\$160,000.00**.

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 4th day of FEBRUARY, 2005.

ELLIS FAMILY TRUST

BY: [Signature]
JAMES E. ELLIS, TRUSTEE

BY: [Signature]
KAREN L. ELLIS, TRUSTEE

STATE OF CALIFORNIA

COUNTY OF Orange ss.

On February 4, 2005 before me, Lisa Gardner Notary Public personally appeared JAMES E. ELLIS AND KAREN L. ELLIS, AS TRUSTEES OF THE ELLIS FAMILY TRUST, DATED JULY 17, 1997 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 they executed the same in their authorized capacity(ies), and that by their signatures(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 [Signature]



2/10 AM