

05 APR 4 PM 11:09

MT- 68583 TM

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

RICHARD J. AMOROSA

1014 STICKLE BRACK DRIVE

SPARKS, NV 89436

State of Oregon, County of Klamath

Recorded 04/04/2005 11:09 AM

Vol M05 Pg 22966-67

Linda Smith, County Clerk

Fee \$ 210.00 # of Pgs 2

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

RICHARD J. AMOROSA

1014 STICKLE BRACK DRIVE

SPARKS, NV 89436

Escrow No.

MT68583-TM

### STATUTORY WARRANTY DEED

**FOLLOW THE RHINO INVESTMENTS, LLC, AN OREGON LIMITED LIABILITY COMPANY,**

Grantor(s) hereby convey and warrant to **RICHARD J. AMOROSA and PAMELA G. AMOROSA, husband and wife**, 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:

**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

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 **\$134,900.00**.

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 29 day of March, 2005

FOLLOW THE RHINO INVESTMENTS

BY: Richard P. Jansky  
RICHARD JANSKY, MEMBER

BY: Alexis Campbell Jansky  
ALEXIS CAMPBELL-JANSKY, MEMBER

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on March 29 2005 by RICHARD JANSKY AND ALEXIS CAMPBELL-JANSKY, AS MEMBERS OF FOLLOW THE RHINO INVESTMENT.

Tamara L. McDaniel  
(Notary Public for Oregon)

My commission expires 12/17/05



260 AM

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The Northwestern 50 feet of Lot 6, Block 43 of FIRST ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly as follows:

Beginning at the most Westerly corner Lot 6, Block 43 of FIRST ADDITION to the City of Klamath Falls; thence Southerly along the Easterly line of Fifth Street, 50 feet; thence Easterly at right angles to Fifth Street, 52.1 feet; thence Northwesternly parallel with Fifth Street and along the lot lines of Lots 6 and 7 of said Block 43, 50 feet; thence Westerly along the Southerly line of the alley in said Block 43, 52.1 feet to the place of beginning, being the Northwesternly 50 feet of Lot 6 in said Block and Addition.

Tax Account No: 3809-032BA-02900-000

Key No: 411922