

05 APR 21 PM 2:50

MTT-68386W

Vol M05 Page 28151

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

State of Oregon, County of Klamath
Recorded 04/21/2005 2:50 PM
Vol M05 Pg 28151-53
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

After Recording Return To: *Herald + Gayle McKnight*
3177 Shelter Cove Lane
Elk Grove, CA 95758

1. Name(s) of the Transaction(s): *Burning Y Resort / Herald + Gayle McKnight*
Warranty Deed

2. Direct Party (Grantor): *Burning Y Resort, Inc.*

3. Indirect Party (Grantee): *Herald + Gayle McKnight,*
as Trustees of the Herald + Gayle
McKnight 1999 Rev. Living Trust of August 19,
1999

4. True and Actual Consideration Paid: *\$1,37,000 -*

5. Legal Description:

Lot 1075 of Burning Y Resort Tract
1426, Phase 12 1st addition recorded
December 24, 2003 according to the official
plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

**re-recording to correct Grantee*

3/20/05
AM

05 FEB 17 PM 3:14

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28152

State of Oregon, County of Klamath
Recorded 02/17/2005 3:14 P m
Vol M05 Pg 10930-31
Linda Smith, County Clerk
Fee \$ 20 # of Pgs 2

MTC 68386-LW
STATUTORY WARRANTY DEED

Running Y Resort, Inc., an Oregon corporation, Grantor, conveys and warrants to ~~Linda L. Dreher~~ ^{Gerald & Gayle McKnight & Linda L. Dreher} as Trustees of the/
McKnight 1999 Rev Living Trust of August 19, 1999 ~~as Trust~~, Grantee, the following described real property,
free of encumbrances except as specifically set forth herein: *re-recording to correct Grantee
Lot 1075 of Running Y Resort Tract 1426, Phase 12 1st Addition, recorded December 24, 2003 according to the
official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
SUBJECT TO:

Non-delinquent real property taxes and assessments for the current fiscal year and all later years; and to all
covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and
other matters of record on the date hereof, including, without limitation, the Declaration of Protective Covenants,
Conditions, Restrictions, and Easements for The Running Y Ranch Resort recorded August 2, 1996, and the
Declaration Annexing Phase 2 of WestRidge Estates to The Running Y Ranch Resort recorded June 17, 2004, all
of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth
herein.

The true consideration for this conveyance is \$137,000.00.

**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.**

"GRANTOR" Running Y Resort, Inc., an Oregon corporation

BY:

[Signature]
Its Authorized Agent

STATE OF OREGON)

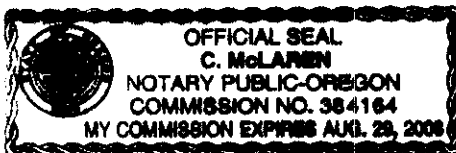
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 3rd day of February, 2005

by Judy Urback (Officer), the agent (Title) of RUNNING Y RESORT, INC., on behalf of
the Corporation.

WITNESS my hand and official seal

C. McLaren
NOTARY PUBLIC FOR OREGON



| WARRANTY DEED |
|---|
| Running Y Resort, Inc. 5391 Running Y Road Klamath Falls, OR 97601 Grantor |
| Gerald & Gayle McKnight 1999 Rev Living Trust of August 19, 1999 3177 Shelter Cove Lane Elk Grove, CA 95758 Grantee |
| AFTER RECORDING RETURN TO Gerald & Gayle McKnight 1999 Rev Living Trust of August 19, 1999 3177 Shelter Cove Lane Elk Grove, CA 95758 |

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON, ss.

County of Klamath
Filed for record at request of

on this _____ day of _____ A.D.

at _____ o'clock _____ M. And duly recorded in

Vol. _____ of _____ Page _____

Linda Smith, County Clerk

By _____ Deputy

Fee, _____

Until a change is requested, all tax statements shall be sent to the following address:
Gerald & Gayle McKnight 1999 Rev Living Trust of August 19, 1999
3177 Shelter Cove Lane
Elk Grove, CA 95758

Copy -
28153

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

10931

State of California

County of Sacramento

} ss.

On February 12, 2005 before me, Rachel Lewis, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared Gerald McKnight and Gayle L. McKnight
Name(s) of Signer(s)

☐ personally known to me

☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) were subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their 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.

Rachel Lewis
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Certification of Trust

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

