

mtc-69917LW

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State of Oregon, County of Klamath
Recorded 06/09/05 11:52a m
Vol M05 Pg 42950

THIS SPACE RESEI

Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:

ALFRED L. BRANCO
3118 WATERMAN BLVD
FAIRFIELD, CA 95434

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

ALFRED L. BRANCO
3118 WATERMAN BLVD
FAIRFIELD, CA 95434

Escrow No. MT69917-LW

STATUTORY WARRANTY DEED

TAMI J. OSBORN and BRETT W. OSBORN, as tenants by the entirety, Grantor(s) hereby convey and warrant to **ALFRED L. BRANCO and CARMELITA S. BRANCO, 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 769 of RUNNING Y RESORT, PHASE 6, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.: 3808-015BB-05200-000

Key No.: 887345

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 **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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 3rd day of June, 2005.

Tami J. Osborn
TAMI J. OSBORN

Brett W. Osborn
BRETT W. OSBORN

STATE OF CALIFORNIA

COUNTY OF Placer ss.

On June 3rd, 2005 before me, Sabrina Higby, Notary Public, personally appeared TAMI J. OSBORN and BRETT W. OSBORN 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 Sabrina Higby



2/10 am