

05 JUL 14 PM 2:57

MT70421-TM



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State of Oregon, County of Klamath
Recorded 07/14/05 2:57 p.m.
Vol M05 Pg 53996
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

THIS SPACE RESERVED

After recording return to:

PETE MONGAN

5488 Haven Crest Drive
Klamath Falls, OR 97603

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

PETE MONGAN

5488 Haven Crest Drive
Klamath Falls, OR 97603

Escrow No. MT70421-TM

STATUTORY WARRANTY DEED

JAY WILLIAM RUSSELL and LAREE LEILANI RICHARD, as tenants by the entirety, Grantor(s) hereby convey and warrant to ~~PETE MONGAN~~, 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 510 of RUNNING Y RESORT, PHASE 5, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 3808-010C0-00400-000

Key No.: 883932

****PETER J. MONGAN**

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 **\$147,500.00**.

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 8 day of July, 2005

Jay William Russell
JAY WILLIAM RUSSELL

Laree Leilani Richard
LAREE LEILANI RICHARD

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 8, 2005 by JAY WILLIAM RUSSELL and LAREE LEILANI RICHARD.

Emily Coe
(Notary Public for Oregon)

My commission expires April 21, 2008



2/00 am