MTC 71052-LU



State Of Oregon, County Of Klamath

M05-62088

08/16/2005 03:10:20 PM

Of Pages 1

Fee: \$21.00

After recording return to: RICHARD M. HINES 12171 KESTREL RD KLAMATH FALLS, OR 97601 Until a change is requested all tax statements shall be sent to The following address: RICHARD M. HINES 12171 KESTREL RD

KLAMATH FALLS, OR 97601

Escrow No.

Title No.

MT71052-LW

0071052

STATUTORY WARRANTY DEED

LARRY J. BLOMQUIST and JUDY L. BLOMQUIST, as tenants by the entirety, Grantor(s) hereby convey and warrant to RICHARD M. HINES, 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 823 RUNNING Y RESORT - PHASE 10, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Key No: 887993 Tax Account No: 3808-015BD-00400-000

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 \$95,000.00.

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.

day of L'. BLOMQUIST

> OFFICIAL SEAL LISA WEATHERBY

NOTARY PUBLIC- OREGON COMMISSION NO. 373360 MY COMMISSION EXPIRES NOV 20, 2007

State of Oregon County of KLAMATH

mot / 2005 by LARRY J. BLOMQUIST and JUDY L. This instrument was acknowledged before me on

BLOMQUIST.

(Notary Public for Oregon)

My commission expires

21.00