



After recording return to:
Gajjan S. Bal
5287 Glass Brook Court
Castro Valley, CA 94552

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

Gajjan S. Ball
5287 Glass Brook Court
Castro Valley, CA 94552

File No.: 7021-649500 (DMC)
Date: September 28, 2005

M05-65702

Klamath County, Oregon

10/03/2005 03:42:48 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Jack M. McKittrick and Betty W. McKittrick, Co-Trustees of the Jack M. McKittrick and Betty W. McKittrick Family Trust, dated September 23, 1986 Trust, Grantor, conveys and warrants to **Gajjan S. Bal**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 1073 of Running Y Resort Tract 1426, Phase 12 First Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. The **2005-2006** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$178,000.00**. (Here comply with requirements of ORS 93.030)

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Dated this 29 day of September, 2005.

Jack M. McKittrick and Betty W. McKittrick,
Co-Trustees of the Jack M. McKittrick and
Betty W. McKittrick Family Trust, dated
September 23, 1986 Trust

Jack M. McKittrick, trustee
Jack M. McKittrick, Trustee
Betty W. McKittrick, Co-trustee
Betty W. McKittrick, Trustee

STATE OF California)
)ss.
County of San Diego)

This instrument was acknowledged before me on this 29 day of September, 2005
by as of Jack M. McKittrick and Betty W. McKittrick, Co-Trustees of the Jack M. McKittrick and Betty W.
McKittrick Family Trust, dated September 23, 1986 Trust, on behalf of the .



[Signature]

Notary Public for State of California
My commission expires: June 1, 2008.