



After recording return to:
First American Title
1225 Crater Lake Avenue
Medford, OR 97504

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

TJC Holdings, LLC

*2660 Austin Run
Talent OR 97540*

File No.: 7161-685843 (SHT)
Date: October 10, 2005

M05-66685

Klamath County, Oregon

10/17/2005 12:07:38 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Christopher Laverre, Trustee of the Laverre Living Trust, u/a/d October 22, 1999, Grantor,
conveys and warrants to **TJC Holdings, LLC**, Grantee, the following described real property free of liens
and encumbrances, except as specifically set forth herein:

**Lots 685, 686 and 687 in Block 107 of Mills Addition to the City of Klamath Falls, 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 **\$429,000.00**. (Here comply with requirements of ORS 93.030)

26F

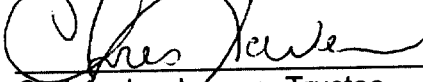
APN: 612938

Statutory Warranty Deed
- continued

File No.: 7161-685843 (SHT)
Date: 10/10/2005

Dated this 13th day of October, 2005.

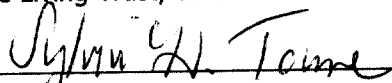
Christopher Lavery, Trustee of the Lavery
Living Trust, u/a/d October 22, 1999



Christopher Lavery, Trustee

STATE OF Oregon)
County of ~~Klamath~~ T Jackson) ss.

This instrument was acknowledged before me on this 13th day of October, 2005
by Christopher Lavery as Trustee of The Lavery Living Trust, on behalf of the Trust.



Sylvia H. Towne

Notary Public for Oregon
My commission expires: 12/6/06

