



MTZ- 71829 KR

M05-68840

Klamath County, Oregon

11/10/2005 02:36:59 PM

Pages 1 Fee: \$21.00

After recording return to:

South Valley Bank & Trust

Attn: Bill Castle 803 Main Street PO Box 5210

Klamath Falls, OR 97601

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

South Valley Bank & Trust

Attn: Bill Castle 803 Main Street PO Box 5210

Klamath Falls, OR 97601

Escrow No. MT71829-KR

Title No. 0071829

SWD

STATUTORY WARRANTY DEED

Pine Cone, LLC, an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to **South Valley Bank & Trust**, 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 5, Tract 1430 - TIMBERMILL SHORES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 **\$806,457.00**.

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 10th day of November, 2005

Pine Cone, LLC, an Oregon Limited Liability Company

BY: [Signature]
Robert J. Shaw, Operating Manager

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on November 10, 2005 by Robert J. Shaw as Operating Manager of Pine Cone LLC, an Oregon Limited Liability Company.



[Signature: Kristi L. Redd]
(Notary Public for Oregon)

My commission expires 11/16/2007

2/10