

M06-00505

Klamath County, Oregon 01/10/2006 02:55:32 PM Pages 1 Fee: \$21.00

After recording return to: LOREN D. RUSH		
2565 Dellwood	Ave	
Medford, OR 97504		
Until a change tax statements of The following a	shall be sent to	
LOREN D. RUSH		
2565 Dellwood	Ave.	
Medford, OR 9	7504	
Escrow No. Title No.	MT72631-PS	

STATUTORY WARRANTY DEED

FRED W. KOEHLER AND RUTH A. KOEHLER, TRUSTEES OF THE FRED AND RUTH KOEHLER 1997 REVOCABLE TRUST, Grantor(s) hereby convey and warrant to LOREN D. RUSH and LAURA L. RUSH, husband and wife, 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 10, Block 2, TRACT NO. 1201, WILLIAMSON RIVER PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH an undivided 1/40ths interest in Lot 4 in Block 2 of said WILLIAMSON RIVER PINES, TRACT 1201.

Tax Account No: 3407-034A0-01700-000

Key No: 700664

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 PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004).

Dated this 5th day of January, 2006.

THE FRED AND RUTH KOEHLER 1997 REVOCABLE TRUST

BY: KOEHLER, TRUSTEE

BY: A Coelle
RUTH A. KOEHLER, TRUSTEE

OFFICIAL SEAL
PAMELA J SPENCER
NOTARY PUBLIC- OREGON
COMMISSION NO. 382387
MY COMMISSION EXPIRES AUG 16, 2008

State of Oregon County of KLAMATH

This instrument was acknowledged before me on JUV, 5, 2006 by FRED W. KOEHLER AND RUTH A. KOEHLER, TRUSTEES OF THE FRED AND RUTH KOEHLER 1997 REVOCABLE TRUST.

(Notary Public for Oregon)
My commission expires \$ 116/2008

