

mtc- 72827 TM



M06-01951

Klamath County, Oregon

01/31/2006 03:07:23 PM

Pages 2 Fee: \$26.00

After recording return to:
STEFAN R. CAVIN REVOCABLE LIVING TRUST

P.O. BOX 250

EAGLE, ID 83616

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

STEFAN R. CAVIN REVOCABLE LIVING TRUST

P.O. BOX 250

EAGLE, ID 83616

Escrow No. MT72827-TM

Title No. 0072827

SWD

STATUTORY WARRANTY DEED

ORE-CAL LAND DEVELOPMENT, LLC, AN OREGON LIMITED LIABILITY COMPANY,
Grantor(s) hereby convey and warrant to **STEFAN R. CAVIN REVOCABLE LIVING TRUST: STEFAN R. CAVIN, TRUSTEE**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$87,000.00**.

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 27 day of January, 2006

ORE-CAL LAND DEVELOPMENT, LLC, an Oregon Limited Liability Company

BY: Brandon Hogue
BRANDON HOGUE, MEMBER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Jan 27, 2006 by BRANDON HOGUE AS MEMBER OF ORE-CAL LAND DEVELOPMENT, LLC, an Oregon Limited Liability Company.

[Signature]
(Notary Public for Oregon)

My commission expires 12/17/09



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EXHIBIT "A"
LEGAL DESCRIPTION

Lot 18, TRACT 1432-QUAIL POINT ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being a replat of Parcel 2 of land Partition 27-93 and Lots 18-26, Block 10 of Buena Vista Addition, situated in the SW 1/4 of Section 19 and the NW1/4 of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 3809-030BA-05500-000

Key No: 891958