

After Recording Return to:

SCOTT T. MILLER and LISA L. MILLER

2348 Hood Ave #5  
Richland, Wa. 99354

Until a change is requested all tax statements

Shall be sent to the following address:

Same as Above

**WARRANTY DEED**

(INDIVIDUAL)

CLARA MAE DAVIS, TRUSTEE OF THE CLARA MAE DAVIS REVOCABLE TRUST DATED AUGUST 16, 1991 AND JOHN A. DAVIS, TRUSTEE OF THE JOHN A. DAVIS REVOCABLE TRUST, DATED AUGUST 15, 1991, herein called grantor, convey(s) to SCOTT T. MILLER and LISA L. MILLER, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 38, Block 4, Tract No. 1299, SECOND ADDITION TO FERNDAL, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 063 MAP 3909-013BB TL 04800 KEY #879944

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$167,500.00. The execution of this Deed directly to the Grantee named herein is done at the direction of Land America Exchange Company as part of tax deferred exchange for the benefit of the Grantor named herein.

(here comply with the requirements of ORS 93.930)

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 April 17, 2006.

Clara Mae Davis, Trustee  
BY: CLARA MAE DAVIS, TRUSTEE

John A. Davis, Trustee  
JOHN A DAVIS, TRUSTEE

STATE OF Florida, County of Osceola ss.

On April 20th, 2006 personally appeared the above named CLARA MAE DAVIS, TRUSTEE OF THE CLARA MAE DAVIS REVOCABLE TRUST AND JOHN A DAVIS, TRUSTEE OF THE JOHN A DAVIS REVOCABLE TRUST and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00063121

Before me: [Signature]  
Notary Public for Bank of America  
My commission expires: Apr 14 2009

Official Seal

