



After recording return to:  
Owen Rentals-West Vilas, LLC  
5280 Crater Lake Ave., #102  
Central Point, OR 97502

Until a change is requested all tax statements  
shall be sent to the following address:  
Owen Rentals-West Vilas, LLC  
5280 Crater Lake Ave., #102  
Central Point, OR 97502

File No.: 7161-764728 (DJ)  
Date: June 20, 2006

**M06-14205**

Klamath County, Oregon

07/14/2006 11:39:02 AM

Pages 6 Fee: \$46.00

### **STATUTORY WARRANTY DEED**

**Randolph P. High and Kathleen M. High, Trustees of The High Revocable Trust under instrument dated (OR U/T/D) August 24, 1992 and Donald L. Olmsted and Larry D. Melton and Steven A. Sanders and Linda Sanders, Grantor, conveys and warrants to OWEN RENTALS-WEST VILAS LLC, as to an undivided 71.8% and LAWYERS EXCHANGE-OWEN, LLC, as to an undivided 28.2%, as tenants in common, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

**This property is free from liens and encumbrances, EXCEPT:**

1. 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.

The true consideration for this conveyance is **\$3,200,000.00**. (Here comply with requirements of ORS 93.030)

46.-F

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

Dated this 26<sup>th</sup> day of June, 20 06.

**The High Revocable Trust**

By:

Randolph P. High, Trustee  
Randolph P. High Trustee

By:

Kathleen M. High, Trustee  
Kathleen M. High Trustee

Donald L. Olmsted  
Donald L. Olmsted

Larry D. Melton  
Larry D. Melton

Steven A. Sanders  
Steven A. Sanders

Linda Sanders  
Linda Sanders

APN: 546653

Statutory Warranty Deed  
- continued

File No.: 7161-764728 (DJ)  
Date: 06/20/2006

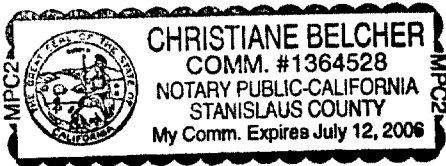
STATE OF California )  
County of Stanislaus )ss.  
)

This instrument was acknowledged before me on this 20<sup>th</sup> day of June, 2006  
by Randolph P. High and Kathleen M. High as Trustees of The High Revocable Trust, on behalf of the  
Trust and ~~Donald L. Olmsted and Larry D. Melton and Steven A. Sanders and Linda Sanders;~~

Christiane Belcher

Notary Public for California

My commission expires: 7-12-06



State of California

County of Stanislaus

On 27th day of June, 2006 before me, Christiane Belcher a Notary Public in and for said State, personally appeared Steve A. Sanders, Donald L. Olmsted, and Larry D. Melton, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that ~~he~~ ~~she~~ ~~they~~ executed the same in ~~his~~ ~~her~~ ~~their~~ authorized capacity(ies), and that by ~~his~~ ~~her~~ ~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

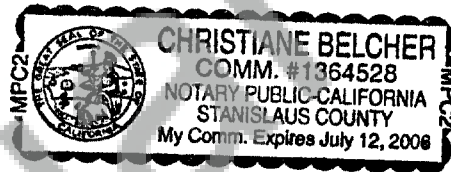
WITNESS my hand and official seal.

Signature

*Christiane Belcher*

Name: Christiane Belcher  
(typed or printed)

(Seal)



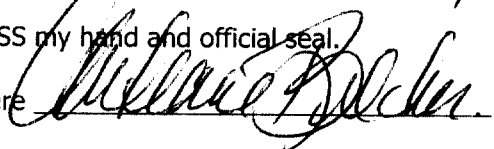
State of California

County of Stanislaus

On 10th day of July, 2006 before me, Christiane Belcher a Notary Public in and for said State, personally appeared Linda Sanders, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

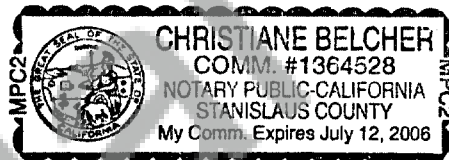
WITNESS my hand and official seal.

Signature



Name: Christiane Belcher  
(typed or printed)

(Seal)



**EXHIBIT A****LEGAL DESCRIPTION:**

A parcel of land situated in the SE 1/4 SE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a 5/8 inch iron pin on the West right of way line of Summers Lane which bears South a distance of 2783.75 feet and West a distance of 30.0 feet from the Southeast corner of the NE 1/4 NE 1/4 of said Section 10, said point also being the Northeast corner of parcel conveyed to A. N. Kelsey, et ux, by Deed Volume 164 page 552, records of Klamath County, Oregon; thence N. 0°21' W., along the West line of Summers Lane, a distance of 60.0 feet to a 5/8 inch iron pin; thence West, at right angles to Summers Lane, a distance of 235.0 feet to a point; thence North a distance of 103.75 feet, more or less, to the South line of "Summers Park"; thence West along said South line a distance of 1055 feet, more or less, to the West line of the E 1/2 SE 1/4 of said Section 10; thence South along said line a distance of 501.25 feet, more or less, to the Northwest corner of "Mazama Gardens"; thence N. 89°52' E. along the North line of Mazama Gardens a distance of 1096.44 feet to the Southwest corner of parcel described in Volume M85 page 6810, Deed records of Klamath County, Oregon; thence N. 0°21' W. along the West line of last mentioned parcel to the South line of parcel conveyed by Bula N. Kelsey to Jack Mulkey, et ux, by Volume M73 page 16495, Deed records of Klamath County, Oregon; thence N. 89°44'55" W. along the South line of said parcel a distance of 107.5 feet to the Southwest corner thereof; thence N. 0°14' E. a distance of 99.78 feet to the Northwest corner of said parcel; thence N. 89°39' E., along the North line of said parcel a distance of 306.47 feet to the point of beginning.