

2006-015600

Klamath County, Oregon

After Recording Return to:

Zoe Le Barron, Trustee

Topaz Moon LTD

P.O. Box 1224

New Castle, Ca. 95658

Until a change is requested all tax statements

Shall be sent to the following address:

Same as Above



00000227200600156000020028

08/02/2006 02:39:08 PM

Fee: \$46.00

ASPER: 63720 MS

WARRANTY DEED
(INDIVIDUAL)

TOWLE PRODUCTS INC. A CALIFORNIA CORPORATION, herein called grantor, convey(s) to ZOE LE BARRON AS TRUSTEE OF THE SEPARATE PROPERTY OF ZOE LE BARRON OF THE TOPAZ MOON LTD., AN IRREVOCABLE TRUST DATED MAY 5, 2005, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 6, Block 47, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 036 MAP 3811-015B0 TL 04000 KEY #468979

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 \$5,900.00
(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 July 28, 2006.

TOWLE PRODUCTS INC. A CALIFORNIA CORPORATION


BY: JULIE M. DODSON, PRESIDENT

STATE OF CALIFORNIA County of SAN LUIS OBISPO ss.

On July 31, 2006 personally appeared the above named JULIE M. DODSON AS PRESIDENT OF TOWLE PRODUCTS INC. A CALIFORNIA CORPORATION and acknowledged the foregoing instrument to be HER voluntary act and deed.

This document is filed at the request of:

Before me: _____
Notary Public for California
My commission expires:

Official Seal

26
2005



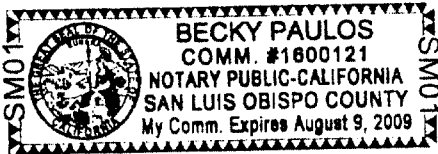
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Luis Obispo

On July 31, 2006 before me, Becky Paulos, Notary Public, personally appeared Julie M. Dodson,

☐ 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.

Becky Paulos

Signature of Notary

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☐ Individual
☐ Corporate Officer

Title

- ☐ Partner(s) ☐ Limited
☐ General

- ☐ Attorney-in-Fact
☐ Trustee(s)
☐ Guardian/Conservator
☐ Other:

DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed

Title or Type of Document

1

Number of Pages

July 31, 2006

Date of Document

Absent Signer (Principal) is Representing:

Signer(s) Other Than Name(s) Above