

MTC 70767-LW

2006-015751

Klamath County, Oregon



00000422200600157510020022

08/04/2006 02:51:54 PM

Fee: \$26.00

JUL-21-2006 09:49

AMERITITLE KLAMATH FALLS

P.013



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

James M. Pyle

138 GAYWOOD DRIVE

ALAMO, CA 94507

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

James M. Pyle

138 GAYWOOD DRIVE

ALAMO, CA 94507

Escrow No. M170767-LW  
SWD-EM

#### STATUTORY WARRANTY DEED

**C Corp, an Oregon Corporation, who acquired title as C Corp, Inc., an Oregon Corporation, Grantor(s)** hereby convey and warrant to **James M. Pyle and Vickie K. Pyle, as tenants by the entirety, 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 1233, Tract 1440, RANCHVIEW ESTATES, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-016A0-10500-000

Key No: 890688

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:  
2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$353,970.00**.

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.

2600

Statutory Warranty Deed

Pg 2 of 2

Dated this 21<sup>st</sup> day of July, 2006

C Corp, an Oregon Corporation, who acquired title as C Corp, Inc., an Oregon Corporation

BY: [Signature]  
GEORGE WERNER, SECRETARY/TREASURER

State of Oregon  
County of Dechutes

This instrument was acknowledged before me on July 21<sup>st</sup>, 2006 by George Werner as Secretary/Treasurer C Corp, an Oregon Corporation, who acquired title as C Corp, Inc., an Oregon Corporation.

[Signature]  
(Notary Public for Oregon)

My commission expires 2-27-2010

