

MTC 75922-LW

THIS SPACE RESERVED FOR RECORDER'S USE



2006-015953

Klamath County, Oregon



00000675200600159530010011

08/08/2006 02:43:38 PM

Fee: \$21.00

After recording return to:

BRIAN J. GILLIAM

18071 ALLEGHENY DRIVE
SANTA ANA, CA 92705

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

BRIAN J. GILLIAM

18071 ALLEGHENY DRIVE
SANTA ANA, CA 92705

Escrow No. MT75922-LW

Title No. 0075922

SWD

STATUTORY WARRANTY DEED

DURR H. SEXTON and DANA H. SEXTON, as tenants by the entirety, Grantor(s) hereby convey and warrant to **BRIAN J. GILLIAM and JACQUELINE T. GILLIAM, 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 741, RUNNING Y RESORT – PHASE 9, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-015BA-01000-000

Key No: 886732

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 **\$179,000.00**.

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.

Dated this 3rd day of August, 2006.

DURR H. SEXTON

DANA H. SEXTON

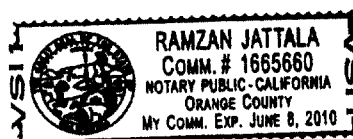
STATE OF CALIFORNIA

COUNTY OF Orange ss.

On August 3rd, 2006 before me, Ramzan Jattala, Notary Public personally appeared DURR H. SEXTON and DANA H. SEXTON ~~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 THEY executed the same in their authorized capacity(ies), and that by their signatures(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



21.00