

THIS SPACE R



2006-016604  
Klamath County, Oregon



08/17/2006 03:38:18 PM

Fee: \$21.00

MT6220-LW

After recording return to:  
DIANE GHIRINGHELLI  
17281 PATRICIA WAY  
GRASS VALLEY, CA 95949

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

DIANE GHIRINGHELLI  
17281 PATRICIA WAY  
GRASS VALLEY, CA 95949

Escrow No. MT6220-LW  
Title No. 0076220

SWD

### STATUTORY WARRANTY DEED

**PATRICIA GRAY AMES**, Grantor(s) hereby convey and warrant to **DIANE GHIRINGHELLI and CLAY GHIRINGHELLI**, 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 520 of RUNNING Y RESORT, PHASE 5, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-010B0-07000-000

Key No: 883791

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 **\$162,500.00**.

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 10 day of August, 2006.

PATRICIA GRAY AMES

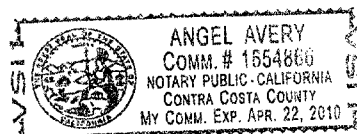
STATE OF CALIFORNIA

COUNTY OF Contra ss. Costa

On 8-10-06, 2006 before me, Angel Avery, notary personally appeared PATRICIA GRAY AMES 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 SHE executed the same in her authorized capacity(ies), and that by her 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



2100