

2006-018624

Klamath County, Oregon



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09/15/2006 03:44:43 PM

Fee: \$26.00



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Walter B. Brewer, Jr. as Trustee of the Brewer
Family 1984 Trust
1710 Quail Ridge Drive
Klamath Falls, OR 97601

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

Walter B. Brewer, Jr. as Trustee of the Brewer
Family 1984 Trust
1710 Quail Ridge Drive
Klamath Falls, OR 97601

Escrow No. MT76542-SH
SWD-EM

MTCTU0542SH

STATUTORY WARRANTY DEED

Dennis F. Patterson and Sai Lee B. Patterson, Trustees of the Dennis Patterson Plumbing, Inc., Profit Sharing Plan and Trust dated January 1, 1993, Grantor(s) hereby convey and warrant to Walter B. Brewer, Jr. as Trustee of the Brewer Family 1984 Trust, 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 22 in Block 5 of TRACT 1145, NOB HILL, a Resubdivision of portions of Nob Hill, Irving Heights, Mountain View Addition and Eldorado Heights in the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-020DD-09000-000

Key No: 173779

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 **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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.

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Statutory Warranty Deed

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Dated this 14 day of September 2006.

Dennis F. Patterson and Sai Lee B. Patterson, Trustees of the Dennis Patterson Plumbing, Inc., Profit Sharing Plan and Trust Dated January 1, 1993

BY: [Signature] F. Patterson trustee

Dennis F. Patterson, Trustee

BY: [Signature] Sai Lee B. Patterson, Trustee

Sai Lee B. Patterson, Trustee

State of Oregon

County of Jackson

This instrument was acknowledged before me on September 14, 2006 by Dennis F. Patterson and Sai Lee B. Patterson, Trustees of the Dennis Patterson Plumbing, Inc., Profit Sharing Plan and Trust Dated January 1, 1993.

[Signature]
(Notary Public for Oregon)

My commission expires 10/29/2008

