

2006-018961

Klamath County, Oregon



00004285200600189610010015

09/21/2006 10:55:56 AM

Fee: \$21.00

After Recording Return to:

DIGITAL ONE COMMUNICATIONS INC

5744 Berkshire Valley Rd #243
Oakridge, New Jersey 07438

Until a change is requested all tax statements

Shall be sent to the following address:

DIGITAL ONE COMMUNICATIONS INC

Same as above

ATE: 63896ms

WARRANTY DEED

(INDIVIDUAL)

TRUST OF DOROTHY E. RICHMOND DATED MAY 31 1995, herein called grantor, convey(s) to DIGITAL ONE COMMUNICATIONS INC, A NEW JERSEY CORPORATION herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The W 1/2 of the NE 1/4 of the NE 1/4 of the SE 1/4 of Section 5, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

CODE 008 MAP 3611-005D0 TL 00200 KEY #343989

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 \$4,750.00.
(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 September 14, 2006.

TRUST OF DOROTHY E. RICHMOND

DOROTHY E. RICHMOND, TRUSTEE

STATE OF CALIFORNIA, County of Orange) ss.

On September 15, 2006 personally appeared the above named TRUST OF DOROTHY E. RICHMOND DATED MAY 31 1995 and acknowledged the foregoing instrument to be HER voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00063896

Before me:
Notary Public for California
My commission expires: 4/8/09

Official Seal

