

MTC 76395-KR

THIS SPACE RES

2006-019090

Klamath County, Oregon



09/22/2006 11:53:33 AM

Fee: \$21.00

After recording return to:

James R. Wolf

1166 South 400 East

Salt Lake City, UT 84111

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

James R. Wolf

1166 South 400 East

Salt Lake City, UT 84111

Escrow No. MT76395-KR

Title No. 0076395

SWD

STATUTORY WARRANTY DEED

Kashin, L.P., an Oregon Limited Partnership, Grantor(s) hereby convey and warrant to **James R. Wolf**, 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 2 in Block 58 of HOT SPRINGS SECOND ADDITION to 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: 3809-028CC-06600-000

Key No: 372867

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 **\$52,500.00**.

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 21st day of August, 2006

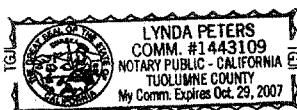
Kashin, L.P., an Oregon Limited Partnership

BY: [Signature] G.P.
Jeff Sargo, General Partner

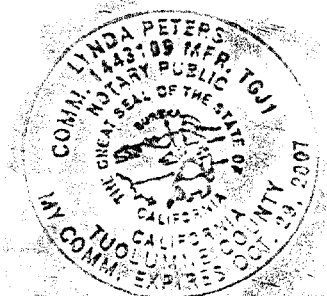
State of ~~Oregon~~ CA
County of ~~KLAMATH~~ Tuolumne

This instrument was acknowledged before me on 8/21, 2006 by Kashin, L.P., an Oregon Limited Partnership.

[Signature]
(Notary Public for Oregon) CA



My commission expires 10-29-07



21.00