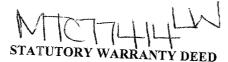
2006-021455 Klamath County, Oregon



10/25/2006 11:30:30 AM

Fee: \$21 00



Running Y Resort, Inc., an Oregon corporation, Grantor, conveys and warrants to Philip F. Sherburne and Claire JoAnne Sherburne as Tenants by Entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 1201 of Tract 1429, Running Y Resort, Phase 13, recorded November 23, 2004 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. SUBJECT TO:

Non-delinquent real property taxes and assessments for the current fiscal year and all later years; and to all covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration of Protective Covenants, Conditions, Restrictions, and Easements for The Running Y Ranch Resort recorded August 2, 1996, and the Declaration Annexing Phase 2 of The Meadows to The Running Y Ranch Resort recorded July 13, 2005, all of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth

The true consideration for this conveyance is \$163,800.00.

THIS INSTRUMENT WILL 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

		THE TRUE TREES AS DEFINED I	N ORS 30.930
"GRANTOR"	Running Y Resort, Inc., an Oregon		
BY: Dele	Its Authorized Agent		*
	Its Authorized Agent		
STATE OF OREGON)		
COUNTY OF KLAMATH The foregoing instrument was by Albert Messel the Corporation.)ss.) as acknowledged before me this <u>17</u> iel (Officer), the <u>Ages</u>	day of OCtober 2006 (Title) of RUNNING	Y RESORT, INC., on behalf of
WITNESS my hand and office		OFFICIAL SEAL MECHELLE D. PHILLI	99999 De
Mechelle D. NOTARY PUBLIC FOR OR	Phillips EGON	NOTARY PUBLIC-OREC COMMISSION NO. 405 MY COMMISSION EXPIRES MAY	SON (

WARRANTY DEED	7	
Running Y Resort, Inc.		STATE OF OREGON,
5391 Running Y Road Klamath Falls, OR 97601		ss. County of Klamath
Grantor		Filed for record at request of:
Philip F. Sherburne Claire JoAnne Sherbume 3410 White Oak Court Morgan Hill, CA 95037	SPACE RESERVED FOR RECORDERS USE	on this day of A.D
Grantee AFTER RECORDING RETURN TO		ato'clock M. And duly recorded in
Philip F. Sherburne		Vol of Page
Claire JoAnne Sherbume 3410 White Oak Court		Linda Smith, County Clerk
Morgan Hill, CA 95037		Ву
		Deputy
		Fee,

Until a change is requested, all tax statements shall be sent to the following address: Philip F. Sherburne Claire JoAnne Sherburne 3410 White Oak Court Morgan Hill, CA 95037

