



THIS SPACE RESE

2006-022741
Klamath County, Oregon

11/14/2006 11:28:58 AM

Fee: \$21.00

After recording return to:

MARC D. CROSS
3938 LAMARADA WAY
Klamath Falls, OR 97603Until a change is requested all
tax statements shall be sent to
The following address:MARC D. CROSS
3938 LAMARADA WAY
Klamath Falls, OR 97603Escrow No. MT74748-LW
Title No. 0074748

SWD

MT74748 LW

STATUTORY WARRANTY DEED

RUNNING Y RESORT, INC., an Oregon Corporation, Grantor(s) hereby convey and warrant to **MARC D. CROSS and ERIKA L. CROSS, 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 70, Tract 1472, RIDGEWATER SUBDIVISION, PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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:

The true and actual consideration for this conveyance is **\$154,800.00**.

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 6th day of November 2006.

RUNNING Y RESORT, INC.

BY: JIWAN RIPLEY, AUTHORIZED AGENT

State of Oregon Klamath
County of Klamath

This instrument was acknowledged before me on November 6, 2006 by JIWAN RIPLEY FOR **RUNNING Y RESORT, INC.**

/Authorized Agent

C. McLaren
(Notary Public for Oregon)

My commission expires Aug. 29, 2008

