



THIS SPACE RES

2006-023798
Klamath County, Oregon



11/29/2006 03:41:14 PM

Fee: \$21.00

After recording return to:

Richard D. Wilson

~~XXXXXX~~ 5521 Benchwood

~~XXXXXX~~ Klamath Falls, OR 97603

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

Richard D. Wilson

~~XXXXXX~~ same as above

~~XXXXXX~~

Escrow No. MT77353-KR

Title No. 0077353

SWD

MT77353KR

STATUTORY WARRANTY DEED

Sky Ridge Estates-III, LLC, a Nevada Limited Liability Company, Grantor(s) hereby convey and warrant to **Richard D. Wilson**, ^{**}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 17, Tract No. 1441, SKY RIDGE ESTATES, PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

****a Married Man**

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 **\$322,720.00**.

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 17th day of November, 2006.

Skyridge Estates-III, LLC, a Nevada Limited Liability Company

The Superstition Trust under trust agreement dated March 16th 2006, Managing Member

By: 
Kenneth R. Gearhart, Trustee

State of Oregon
County of Klamath

This instrument was acknowledged before me on November 17, 2006 by Kenneth R. Gearhart as Trustee for the Superstition Trust under the trust agreement dated March 16, 2006, as Managing Member for Skyridge Estates-III, LLC, a Nevada Limited Liability Company.

Cherice J. Treasure
(Notary Public for Oregon)
My commission expires 6/17/2008

