



2006-024867
Klamath County, Oregon

THIS SPACE RESEI



12/15/2006 03:36:51 PM

Fee: \$31.00

MTCT6918LW

After recording return to:

SANDRA L. MORENO

13347 CORTE DE COMARES

SAN DIEGO, CA 92128

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

SANDRA L. MORENO

13347 CORTE DE COMARES

SAN DIEGO, CA 92128

Escrow No. MT76918-LW

Title No. 0076918

SPECIAL

SPECIAL WARRANTY DEED

SANDRA L. MORENO, TRUSTEE OF THE SANDRA L. MORENO TRUST DATED FEBRUARY 5, 2004, AS TO AN UNDIVIDED ½ INTEREST and **MARK E. BUTLER, AS TO AN UNDIVIDED ½ INTEREST** Grantor(s) hereby grant, bargain, sell, warrant and convey to **SANDRA L. MORENO, AS TO AN UNDIVIDED 1/2 INTEREST and MARK E. BUTLER, AS TO AN UNDIVIDED 1/2 INTEREST**, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of **KLAMATH** and State of Oregon, to wit:

Lot 1156, RUNNING Y RESORT, PHASE 13, TRACT 1429, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-015DC-00400-000

Key No: 891207

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is **\$0.00**.

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 14 day of December, 2006

SANDRA L. MORENO, TRUSTEE OF THE SANDRA L. MORENO TRUST DATED FEBRUARY 5, 2004

BY: *Sandra L. Moreno*

SANDRA L. MORENO, TRUSTEE

Mark E. Butler

MARK E. BUTLER

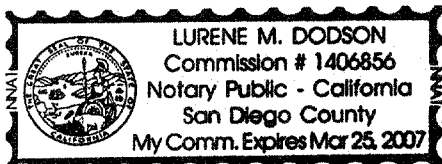
STATE OF CALIFORNIA

COUNTY OF San Diego ^{ss.}

On December 14, 2006 before me, Lurene M. Dodson ^{Notary Public.} personally appeared SANDRA L. MORENO, TRUSTEE OF THE SANDRA L. MORENO TRUST DATED FEBRUARY 5, 2004 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that SHE executed the same in her authorized capacity(ies), and that by her signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature *Lurene M. Dodson*



State of Oregon
County of Clatsop

On this 15 day of November, 2006, personally appeared before me the above named
Mark E. Miller, and acknowledged the foregoing instrument to be
his/her/their voluntary act and deed.

WITNESS My hand and official seal.

Lisa Weatherby
Notary Public for Oregon
My Commission expires: 11/20/07

