



THIS SPACE RESE

2007-000054

Klamath County, Oregon



00012126200700000540010014

01/02/2007 03:15:21 PM

Fee: \$21.00

MT77958KR

After recording return to:

Evert Brown

2761 Ivan Lane

Klamath Falls, OR 97603

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

Evert Brown

2761 Ivan Lane

Klamath Falls, OR 97603

Escrow No. MT77958-KR

Title No. 0077958

SWD

STATUTORY WARRANTY DEED

Hager Lane Development LLC, an Oregon limited liability company ^{**} Grantor(s) hereby convey and warrant to **Evert Brown**, 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 1 of Tract 1452, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

****who acquired title as Hagar Lane Development LLC, an Oregon limited liability company**

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 **\$70,000.00**.

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 29th day of December, 2006.

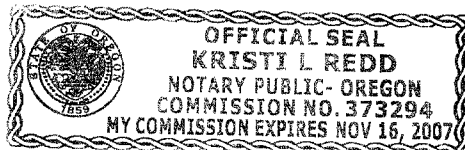
Hager Lane Development LLC

BY: [Signature]
Don Purio, Managing Member

BY: [Signature]
Gary Stewart, Managing Member

BY: [Signature]
Matt Stewart, Managing Member

BY: [Signature]
Bill Ransom, Managing Member



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Dec. 29, 2006 by Don Purio, Gary Stewart, Matt Stewart and Bill Ransom as Managing Members for Hager Lane Development LLC, an Oregon limited liability company. (X)

[Signature]
(Notary Public for Oregon)
My commission expires 11/16/2007