



THIS SPA

2007-000921
Klamath County, Oregon



01/18/2007 11:29:10 AM

Fee: \$31.00

MT7811DS

After recording return to:
THE DONALD M. LEFLER AND PHYLLIS E.
LEFLER REVOCABLE TRUST OF 1998
465 HANKS STREET
KLAMATH FALLS, OR 97601

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

THE DONALD M. LEFLER AND PHYLLIS E.
LEFLER REVOCABLE TRUST OF 1998
465 HANKS STREET
KLAMATH FALLS, OR 97601

Escrow No. MT78111-DS
Title No. 0078111

SWD

STATUTORY WARRANTY DEED

DENNIS K. HALL and B.A. HALL, as tenants by the entirety, Grantor(s) hereby convey and warrant to PHYLLIS E. LEFLER, SURVIVING TRUSTEE OF THE DONALD M. LEFLER AND PHYLLIS E. LEFLER REVOCABLE TRUST OF 1998, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$296,500.00.**

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 January, 07.

Dennis K. Hall
DENNIS K. HALL

B.A. Hall
B.A. HALL

BY: Dennis K. Hall
DENNIS K. HALL, HER ATTORNEY IN FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 17, 2007 by DENNIS K. HALL. FOR HIMSELF
AND FOR B.A. HALL AS HER ATTORNEY IN FACT

Lisa Weatherby
(Notary Public for Oregon)

My commission expires 11/20/07

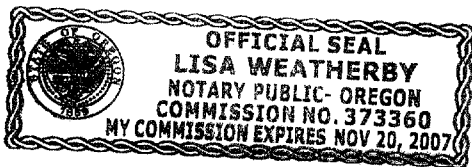


EXHIBIT "A"
LEGAL DESCRIPTION

Unit 27, Tract 1418, THE HARBOR GOLF COURSE CONDOMINIUM STAGE 16, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH the general and limited common elements pertaining thereto as provided in the Supplemental Declaration submitting Stage 16 of Harbor Isles Golf Course Condominium to Condominium Ownership, recorded June 26, 2003 in volume M03, at Page 44019 Microfilm Records of Klamath County, Oregon. The land included within such property is described in Exhibit A to the Supplemental Declaration and such description is incorporated by this reference.