



THIS SPACE RE

2007-001027

Klamath County, Oregon



01/19/2007 03:37:36 PM

Fee: \$26.00

MTCT7992KR

After recording return to:

Matt Stewart

5761 Glenridge Way

Klamath Falls, OR 97603

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

Matt Stewart

5761 Glenridge Way

Klamath Falls, OR 97603

Escrow No. MT77992-KR

Title No. 0077992

SWD

STATUTORY WARRANTY DEED

Hager Lane Development LLC an Oregon Limited Liability Company who acquired title as Hager Lane Development LLC an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to Matt Stewart, 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 4, Tract 1452 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 \$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 11th day of January, 2007

Hager Lane Development LLC

BY:

Don Purio, Managing Member

BY:

Gary Stewart, Managing Member

BY:

Matt Stewart, Managing Member

BY:

Bill Ransom, Managing Member

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on January 11, 2007 by Don Purio, Gary Stewart, Matt Stewart and Bill Ransom as Managing Members for Hager Lane Development LLC, an Oregon limited liability company (R)



Kristi L. Redd
(Notary Public for Oregon)

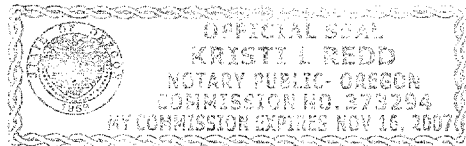
My commission expires 11/16/2007

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 12, 2007 by Gary Stewart as Managing Member for Hager Lane Development LLC., an Oregon Limited Liability Company.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 15, 200⁷~~6~~ by Don Purio as Managing Member for Hager Lane Development LLC., an Oregon Limited Liability Company.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 16, 200⁷~~6~~ by Bill Ransom as Managing Member for Hager Lane Development LLC., an Oregon Limited Liability Company.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

