



THIS SPACE RE

2007-001648
Klamath County, Oregon



01/30/2007 03:50:10 PM

Fee: \$26.00

MTCT7734KR

After recording return to:

Eric C. Moore

5511 Benchwood Avenue

Klamath Falls, OR 97603

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

Eric C. Moore

5511 Benchwood Avenue

Klamath Falls, OR 97603

Escrow No. MT77734-KR

Title No. 0077734

SWD

STATUTORY WARRANTY DEED

Skyridge Estates-III, LLC, an Nevada Limited Liability Company, Grantor(s) hereby convey and warrant to Eric C. Moore, 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 18, 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.

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 \$332,577.00.

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 12th day of January, 2007.

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

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State of Oregon
County of Klamath

This instrument was acknowledged before me on January 12, 200⁷ 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 4/17/2008

