

2007-002167

Klamath County, Oregon



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02/07/2007 03:20:11 PM

Fee: \$31.00

Robert Henderson  
3021 Friendly Street  
Eugene, OR 97405

(Grantor)

Willamette Pass Inn, LLC  
P.O. Box 35  
Crescent Lake, OR 97425

1st-975890 (Grantee)

After recording return to:

After Recording Return To  
First American Title  
PO Box 10146  
Eugene, OR 97440

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

No Change

Tax Acct. Nos.: 2407-6B-400 (Key Nos. 144999 &  
8262; 2406-1AA-900 (Key no. 144098)

### STATUTORY WARRANTY DEED

Robert Henderson ("Grantor"), conveys and warrants to Willamette Pass Inn, LLC, an Oregon limited liability company ("Grantee"), the following described real property free of encumbrances, except as specifically set forth herein, situated in Klamath County, Oregon, to-wit:

The property described on **Exhibit A** attached hereto and made a part hereof.

The said property is free from encumbrances except: easements, conditions and restrictions of record.

The true consideration for this conveyance is \$-0-, and other good and valuable consideration (capital contribution), which is the whole consideration.

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, 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.

31-F

DATED EFFECTIVE this 6 day of Feb, 2007.

GRANTOR:

Robert Henderson  
Robert Henderson

STATE OF OREGON                                 )  
County of Lane                                 ) ss.

The foregoing STATUTORY WARRANTY DEED was acknowledged before me on 2/6/07, 2007, by Robert Henderson.



Cindy Foster  
Notary Public for Oregon

My Commission Expires: 5/17/09

## Exhibit "A"

## DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

Parcel 1: A parcel of land located in the NE1/4 NE1/4 of Section 1, Township 24 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the Section line common to Sections 1 and 6, said point bears S.  $00^{\circ}05'12''$  W., 748.21 feet from the Northeast corner of said Section 1; thence N.  $89^{\circ}04'11''$  W. 72.34 feet to a point; thence S.  $16^{\circ}19'55''$  E. 255.91 feet to a point; thence N.  $00^{\circ}05'12''$  E. 244.41 feet to the point of beginning, with bearing based on Survey #3065.

Parcel 2: That portion of Government Lot 14, Section 6, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, lying Northeasterly of State Highway No. 58.