



THIS SPACE RESE

2007-003892
Klamath County, Oregon



03/08/2007 03:21:37 PM

Fee: \$21.00

After recording return to:

DENNIS M. DECKER

3624 Springer Court

Walnut Creek, CA 94598

Until a change is requested all

tax statements shall be sent to

The following address:

DENNIS M. DECKER

3624 Springer Court

Walnut Creek, CA 94598

Escrow No. MT75160-LW

Title No. 0078319

SWD

STATUTORY WARRANTY DEED
/THE

DONALD N. BAUHOFFER, Grantor(s) hereby convey and warrant to PENNBROOK COMPANY, AN OREGON CORPORATION, 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 1311, TRACT 1444, RUNNING Y RESORT PHASE 4, 4TH ADDITION, 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 \$396,540.00.

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 22 day of February, 2007

①
DONALD N. BAUHOFFER

State of Oregon

County of Deschutes

This instrument was acknowledged before me on February 22, 2007 by DONALD N. BAUHOFFER.

(Notary Public for Oregon)

My commission expires Sept. 23, 2010



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