

THIS SPACE RESERV

2007-003893

Klamath County, Oregon



MT078319-LW

After recording return to:

DENNIS M. DECKER

3624 Springer Court

Walnut Creek, CA 94598



03/08/2007 03:22:01 PM

Fee: \$21.00

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 PENNBROOK COMPANY, an Oregon Corporation, Grantor(s) hereby convey and warrant to
DENNIS M. DECKER and KATHRYN J. DECKER, as tenants by the entirety, 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.

THE PENNBROOK COMPANY

State of Oregon
County of Deschutes

This instrument was acknowledged before me on February 22 2007 by Holly Polis, as
Secretary OF THE PENNBROOK COMPANY, AN OREGON CORPORATION

(Notary Public for Oregon)

My commission expires Sept 23, 2010



21⁰⁰