

EA

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



RTROLAND, INC.
HC71, Box 495C % P. Browning
Hanover, NM 88041
Mr. John C. Beneditz
362 N. Locan Ave
Fresno, CA 93727

2007-006430
Klamath County, Oregon



00019650200700064300020026

04/06/2007 11:17:55 AM

Fee: \$26.00

Grantee's Name and Address

Mr. John C. Beneditz
362 N. Locan Ave
Fresno, CA 93727

Mail request to (Name, Address, Zip):

362 N. Locan Ave
Fresno, Ca 93727

WARRANTY DEED

157 07-140
KNOW ALL BY THESE PRESENTS that
RTROLAND, INC., A Nevada Corporation
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
John C. Beneditz
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in KLAMATH County, State of Oregon, described as follows, to-wit:

LOT 48, BLOCK 70, NIMROD RIVER PARK, 5TH ADDITION

KLAMATH COUNTY, OREGON

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

and that
grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all
persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 6000.00. ~~However, the~~
~~actual consideration consists of or includes other property or value given or promised which is the whole or part of the purchase~~
~~which consideration or value is hereby acknowledged and shall be deemed to be the full consideration for this transfer.~~

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so
by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGU-
LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
PRIATE 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.

X
Robert M. Tropp, President

CALIFORNIA
STATE OF _____, County of _____) ss.

This instrument was acknowledged before me on _____
by _____
This instrument was acknowledged before me on _____
by _____
as _____
of _____

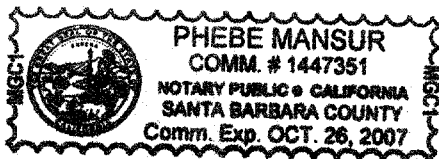
Notary Public for CALIFORNIA
My commission expires _____

26-F

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California
County of Santa Barbara

On 04/04/2007 before me, Phebe Mansur, Notary Public, personally appeared
Robert M. Tropp



☐ personally known to me.

☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same is his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their own signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Phebe Mansur

Comm exp: 10/26/07
805-685-2277

Title or Type of Document: Warranty Deed Lot 48, Block 70, Nimrod Park 5th Add.

Document Date: 04/04/2007

Number of Pages: 01