

THIS SPACE RESEI

2007-007808

Klamath County, Oregon



00021315200700078080010018

05/01/2007 11:35:01 AM

Fee: \$21.00

MT78886-KR

After recording return to:
Westbrook Homes NW, Inc., an Oregon
Corporation
PO Box 1046
Bend, OR 97709

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

Westbrook Homes NW, Inc., an Oregon
Corporation
PO Box 1046
Bend, OR 97709

Escrow No. MT78886-KR
Title No. 0078886

SWD

STATUTORY WARRANTY DEED

Gallica Four KF 24, LLC a Washington limited liability company, Grantor(s) hereby convey and warrant to Westbrook Homes NW, Inc., 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 74 in Tract 1473 – PHEASANT RUN, 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 **\$76,250.00.**

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 26 day of April 2007.

Gallica Four/KF 24, LLC, a Washington limited liability company
By: S&H Group, Inc., an Oregon corporation, Member

By: David W. Sturdevant
David W. Sturdevant, Vice President

State of Oregon
County of KLAMATH

DAVID W. STURDEVANT AS VICE PRESIDENT OF THE S & H GROUP, INC., MANAGING
This instrument was acknowledged before me on April 26, 2007 by/Gallica Four KF 24, LLC a Washington limited liability company. MEMBER

Carol E. Doran
(Notary Public for Oregon)

My commission expires 10-6-2009

