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

2007-010080

Klamath County, Oregon



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06/05/2007 11:59:29 AM

Fee: \$31.00

HEIDI A. WRIGHT

715 Hanks St.

Klamath Falls, OR 97601

Grantor's Name and Address

HEIDI A. WRIGHT & RICHARD J. SCHURMAN

715 Hanks St.

Klamath Falls, OR 97601

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

HEIDI A. WRIGHT

715 Hanks St.

Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

HEIDI A. WRIGHT

715 Hanks St.

Klamath Falls, OR 97601

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WARRANTY DEED - STATUTORY FORM

conveys and warrants to HEIDI A. WRIGHT and RICHARD J. SCHURMAN, husband & wife, Grantor,
 the following described real property free of encumbrances, except as specifically set forth herein, situated in Klamath County, Oregon, to-wit:

SEE Exhibit A attached

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The property is free from encumbrances, except (if none, so state):

SEE Exhibit B attached

The true consideration for this conveyance is \$ 0 (Here, comply with the requirements of ORS 93.030.)

DATED June 5, 2007; if a corporate grantor, 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.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on June 5, 2007by Heidi A. Wright

This instrument was acknowledged before me on _____

by _____

as _____



Notary Public for Oregon

My commission expires Mar. 13, 2011

EXHIBIT "A"
LEGAL DESCRIPTION

Unit 37, Tract 1434, THE HARBOR ISLES GOLF COURSE CONDOMINIUM
STAGE 17, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH the general and limited common elements pertaining
thereto as provided in the Supplemental Declaration submitting
State 17 of Harbor Isles Golf Course Condominium to Condominium
Ownership, recorded October 6, 2004 in Volume M04, page 67645,
Microfilm Records of Klamath County, Oregon. The land included
within such property is described in Exhibit A to the Supplemental
Declaration and such description is incorporated by this
reference.

Exhibit "B"

SUBJECT TO:

1. The terms and provisions of the Oregon Condominium Act, and the terms, provisions, covenants, assessments and easements contained in the above-described Supplemental Declaration and the Bylaws of the Harbor Isles Golf Course Condominium Association, Inc. filed therewith. The Unit may only be used for the purposes permitted in such documents.
2. All covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration Submitting The Harbor Isles Golf Course Condominium to Condominium Ownership dated November 2, 1994 and recorded January 9, 1995 in Volume M95, Page 541, Official Records of Klamath County, and the Supplemental Declaration Submitting Stage 17 of Harbor Isles Golf Course Condominium to Condominium Ownership, dated September 14, 2004 and recorded October 6, 2004, in Volume M04, Page 67645, Official Records of Klamath County, Oregon, all of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth herein.
3. Non-delinquent real property taxes and assessments for the current fiscal year and all later years, and any title, interest or encumbrance arising by, through or under Grantee.