



MT79806-DS

After recording return to:

Robert B. Longo

5447 Sturdivant

Klamath Falls, OR 97603

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

Robert B. Longo

5447 Sturdivant

Klamath Falls, OR 97603

Escrow No. MT79806-DS

Title No. 0079806

SWD

THIS SPACE R

2007-012658

Klamath County, Oregon



07/17/2007 11:26:15 AM

Fee: \$21.00

### STATUTORY WARRANTY DEED

**Crest One, LLC, an Oregon Limited Liability Company**, Grantor(s) hereby convey and warrant to **Robert B. Longo**, 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:

Parcel 1 of Land Partition 73-05, said Land Partition being a replat of Parcel 1 and Parcel 3 of Land Partition 34-98, situated in the SW1/4 NE1/4 of Section 10, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for access and utilities over and across a Southerly portion of Parcel 2 and the Northerly portion of Parcel 3 of Land Partition 73-05 as delineated on the face of said Partition. 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:

2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$158,500.00**.

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 16th day of July, 2007

Crest One, LLC, an Oregon Limited Liability Company

By:

Bryan S. Phillips, Manager

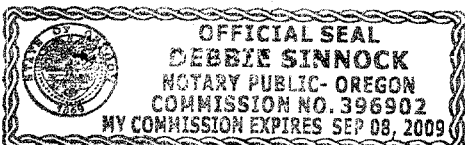
State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 7/16, 2007 by Bryan S. Phillips as Manager of Crest One, LLC.

(Notary Public for Oregon)

My commission expires 9/8/09



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