



THIS SPACE RESE

2007-015475  
Klamath County, Oregon



08/31/2007 03:23:42 PM

Fee: \$21.00

MT80265-LW

After recording return to:

JANE REINTS

740 SE 21ST AVENUE

Hillsboro, OR 97123

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

JANE REINTS

740 SE 21ST AVENUE

Hillsboro, OR 97123

Escrow No. MT80265-LW

Title No. 0080265

SWD

### STATUTORY WARRANTY DEED

**GARY M. WINSTON and**, Grantor(s) hereby convey and warrant to **JANE REINTS and BRAD KENT HULME, 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 997, RUNNING Y RESORT, PHASE 12, TRACT 1423, 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:

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

The true and actual consideration for this conveyance is **\$120,000.00**.

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 29<sup>th</sup> day of AUGUST, 2007.

GARY M. WINSTON

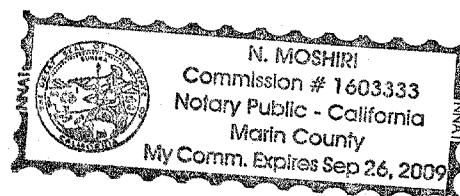
STATE OF CALIFORNIA

COUNTY OF MARIN ss.

On Aug. 29, 2007 before me, N. MOSHIRI personally appeared GARY M. WINSTON personally known to me (or 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 executed the same in his authorized capacity(ies), and that by his 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.

Signature N. Moshiri



21/MT