

2007-016615

Klamath County, Oregon



00031848200700166150020028

09/21/2007 08:15:04 AM

Fee: \$26.00

AFTER RECORDING RETURN TO:

Nikki C. Hatton
Schwabe, Williamson & Wyatt
1211 SW Fifth Avenue, Suite 1800
Portland, Oregon 97204-3795

UNTIL A CHANGE IS REQUESTED, ALL
TAX STATEMENTS SHALL BE SENT TO:

No change

STATUTORY WARRANTY DEED

EARLE M. LEVERNOIS as trustee of the "LEVERNOIS FAMILY TRUST UTA dated August 9, 1995," Grantor, convey and warrant to EARLE M. LEVERNOIS, Trustee of the LeVernois Credit Shelter Trust, Grantee, an undivided fifty percent (50%) interest in the following described real property free of encumbrances except as specifically set forth herein:

Parcel One: Lots 1 through 12, inclusive in Block 14 of MOUNTAIN VIEW ADDITION to the City of Klamath Falls, EXCEPT that portion of said property lying below a depth of 500 feet as referred to in Deed recorded July 3, 1974 in M-74 on page 8233 from Oregon, California & Eastern Railroad Co.

Parcel Two: All of Block 2 in Mountain View Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Parcel Three: All of Block 18, Irvington Heights Addition, to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Tax Account Numbers: R171511, R174000

This conveyance is made by Grantor and accepted by Grantee subject to the exceptions of record in Klamath County, Oregon, to the extent valid and subsisting and affecting the property conveyed.

The true consideration for this conveyance consists of or includes other property or other value given or promised.


1 - STATUTORY WARRANTY DEED
PDX/049710/140301/MJW/2251576.1

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, 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.

Executed this 12 day of Sept, 2007.

GRANTOR:

LE VERNOS FAMILY TRUST

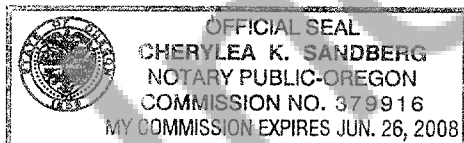

Earle M. LeVernois, Trustee


STATE OF OREGON)

County of Tillamook)

ss.

This instrument was acknowledged before me this 12th day of September, 2007, by Earle M. LeVernois.




NOTARY PUBLIC FOR OREGON
My Commission Expires: 6-26-08