

THIS SPACE RESER

2007-018829

Klamath County, Oregon



MT80667-LW



00034477200700188290010018

11/02/2007 10:41:57 AM

Fee: \$21.00

After recording return to:

GARY BENDIX

60629 RIDGE HEIGHTS

BEND, OR 97702

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

GARY BENDIX

60629 RIDGE HEIGHTS

BEND, OR 97702

Escrow No. MT80667-LW

Title No. 0080667

SWD

STATUTORY WARRANTY DEED

RUNNING Y RESORT, INC., an Oregon Corporation, Grantor(s) hereby convey and warrant to **GARY BENDIX and LISA BENDIX, 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 32 of Tract 1472, RIDGEWATER SUBDIVISION, PHASE 1, 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 **\$164,500.00**.

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 26 day of October, 07.

RUNNING Y RESORT, INC.

BY: Debra Gisriel
DEBRA GISRIEL, AUTHORIZED AGENT

State of Oregon

County of KLAMATH



This instrument was acknowledged before me on Oct 26, 2007 by DEBRA GISRIEL AS AUTHORIZED AGENT FOR THE RUNNING Y RESORT.

Mechelle D. Phillips
(Notary Public for Oregon)

My commission expires 5-9-2010

21 AMT

TOTAL P.016