

THIS SPACE RESI

2008-000686

Klamath County, Oregon



Part Of The JELD-WEN Family

MT81402-SH

After recording return to:

Quail Mountain Development

4033 Miller Ave.

Klamath Falls, OR 97603



00038617200800006860010013

01/16/2008 11:19:51 AM

Fee: \$21.00

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

Quail Mountain Development

4033 Miller Ave.

Klamath Falls, OR 97603

Escrow No. MT81402-SH

Title No. 0081402

SWD

STATUTORY WARRANTY DEED

Viola S. Cedarleaf March, formerly known as Viola S. Cedarleaf, Trustee of The Cedarleaf Trust dated November 20, 1988, Grantor(s) hereby convey and warrant to Quail Mountain Development, an Oregon Corporation, 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 46 of BALSIGER TRACTS, 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 **\$110,000.00.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

Dated this 7th day of January, 2008.

The Cedarleaf Trust dated November 20, 1988

By:

Viola S. Cedarleaf March Trustee

Viola S. Cedarleaf March, fka Viola S. Cedarleaf, Trustee of the Cedarleaf Trust dated November 20, 1988

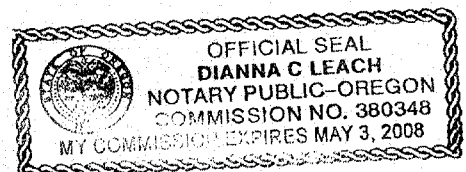
State of Oregon

County of Lane

This instrument was acknowledged before me on January 7, 2008 by Roger Stevens, Personal Representative for Viola S. Cedarleaf March, formerly known as Viola S. Cedarleaf, Trustee of the The Cedarleaf Trust dated November 20, 1988.

Dianna C Leach
(Notary Public for Oregon)

My commission expires 5-3-2008



214MT