

2008-004948

Klamath County, Oregon



04/04/2008 08:31:24 AM

Fee: \$26.00

After recording return to:

Darin D. Honn
Sussman Shank LLP
Suite 1400
1000 SW Broadway
Portland, OR 97205-3089

Send all tax statements to:

Emily C. Otoski, Trustee
Emily C. Otoski Revocable Trust
6730 Kimberly Court
Klamath Falls, OR 97603

WARRANTY DEED

Emily C. Otoski, Grantor, conveys and warrants to Emily C. Otoski, Trustee, Emily C. Otoski Revocable Trust u/a dated March 20, 2008, Grantee, the real property described below.

Lot 30 in Block 3, Tract No. 1120, SECOND ADDITION TO EAST HILLS
ESTATES, Klamath County, Oregon

SUBJECT TO:

1. Regulations, including levies, liens, assessments, rights of way and easements of the Moyina Heights Water District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Basin View Drainage District.
4. Restrictions, but omitting restrictions, if any based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1120, Second Addition to East Hills Estates.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature, and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

The said property is free of encumbrances except as specifically set forth herein, and encumbrances, covenants, conditions, restrictions, and easements of record or ascertainable from viewing the property, if any.

The true and actual consideration for this transfer is \$-0- and consists of or includes other property or other value given or promised.

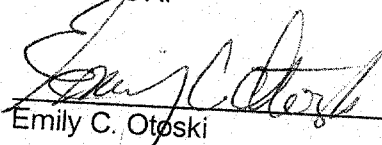
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY,**

PAGE 1 - WARRANTY DEED

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 20th day of March, 2008.

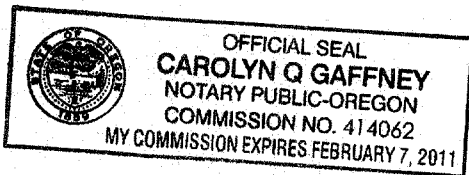
GRANTOR:

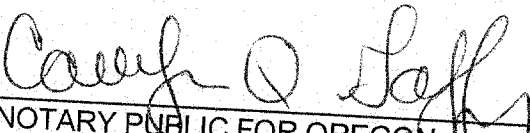


Emily C. Otoski

STATE OF OREGON)
) ss.
County of Multnomah)

This instrument was acknowledged before me on March 20, 2008 by Emily C. Otoski.





NOTARY PUBLIC FOR OREGON
My Commission Expires: 2/7/11

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