

MTC 82084



THIS SPACE RE

2008-005425

Klamath County, Oregon



00044207200800054250010015

04/14/2008 03:22:28 PM

Fee: \$21.00

After recording return to:

Jay W. Russell

2506 SW 33rd Court

Redmond, OR 97756

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

Jay W. Russell

2506 SW 33rd Court

Redmond, OR 97756

Escrow No. RD106374SS

Title No. 0082084

SWD

STATUTORY WARRANTY DEED

David Tabor and Catherine Oakes-Tabor, as tenants by the entirety, Grantor(s) hereby convey and warrant to Jay W. Russell and Dawn E. O'Connor,* 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 5, in Block 8 of Tract No. 1069, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

*AS TENANTS BY THE ENTIRETY

Key No. 64841

2607-001CO 08700-000

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 PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.

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 11 day of APRIL 2008

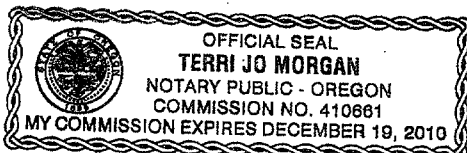
David Tabor

Catherine Oakes-Tabor

State of Oregon

County of DESCHUTES

This instrument was acknowledged before me on 4-11, 2008 by David Tabor and Catherine Oakes-Tabor.



(Notary Public for Oregon)

My commission expires 12-19-2010

2/AMT