

2008-005751

Klamath County, Oregon

— Space above for Recorder's use



04/21/2008 03:19:25 PM

Fee: \$21.00

15+ 2008-143

WARRANTY  
Deed

KNOW ALL MEN BY THESE PRESENTS THAT, **BRADLEY ROYCE MOSS**, Grantor, for and in consideration of the sum of **Two Hundred Fifty Thousand and 00/100** Dollars to it paid by the grantees herein, do hereby grant, bargain, sell and convey unto **HAROLD ELLIOT**, Grantee, the following tract of land more particularly described as follows:

**Lot 7, Block 1, Plat No. 1204, LITTLE RIVER RANCH, according to the official plat thereof onfile in the office of the Clerk of Klamath County, Oregon.**

**TO HAVE AND TO HOLD** the granted premises unto the said Grantees, their heirs and assigns forever.

And the Grantor does covenant that it is lawfully seized in fee simple of the above granted premises free from all encumbrances **EXCEPT**,

1. Agreements, covenants, conditions, easements, reservations & restrictions of record, if any.

And that it will, its heirs, executors and administrators shall Warrant and forever defend the granted premises, against the lawful claims and demands of all persons, except as above stated.

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 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 LOTS 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.

WITNESS my Hand and Seal this 14 day of APRIL, 2008

Bradley Royce Moss

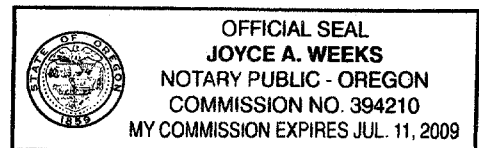
STATE OF OREGON  
COUNTY OF DESCHUTES

Before me: on this April 14, 2008, personally appeared the above named Bradley Royce Moss and acknowledged the foregoing instrument to be his voluntary act and deed.

Notary Public for the state of Oregon  
My Commission Expires:

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

Harold Elliot  
P.O. Box 413  
LaPine, OR 97739



After Recording Please Return to:

Harold Elliot  
P.O. Box 413  
LaPine, OR 97739