

MT82121-LW

THIS SPACE RES

2008-006820

Klamath County, Oregon



05/08/2008 03:07:53 PM

Fee: \$21.00

After recording return to:

ALBERT KLETT

P. O. BOX 1985

GRASS VALLEY, AZ 85622-1985

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

ALBERT KLETT

P. O. BOX 1985

GRASS VALLEY, AZ 85622-1985

Escrow No. MT82121-LW

Title No. 0082121

SWD

STATUTORY WARRANTY DEED

DONALD N. BAUHOFFER, Grantor(s) hereby convey and warrant to THE PENNBROOK COMPANY, 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 1310, Tract 1444, RUNNING Y RESORT PHASE 4, 4TH ADDITION, 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 \$-0-

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 30th day of April 2008

[Signature of Donald N. Bauhofer]

DONALD N. BAUHOFFER

State of Oregon

County of Deschutes

This instrument was acknowledged before me on April 30, 2008 by DONALD N. BAUHOFFER.

[Signature of Notary Public Laura L. Lynn]

(Notary Public for Oregon)

My commission expires Sept 23, 2010



214MTT