

MT82594-MS



2008-007985

Klamath County, Oregon

THIS SP/



06/02/2008 03:26:39 PM

Fee: \$31.00

After recording return to:

Co-Trustees of The Hill Family Trust dated  
March 19, 1996

P.O. Box 544

Merrill, OR 97633

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

Co-Trustees of The Hill Family Trust dated  
March 19, 1996

P.O. Box 544

Merrill, OR 97633

Escrow No. MT82594-MS

Title No. 0082594

SWD-EM

### STATUTORY WARRANTY DEED

**WASBURN BRISTOL INVESTMENTS, INC., an Oregon corporation, Grantor(s) hereby convey and warrant to Dean Fleming Hill & Connie Mae Hill, Co-Trustees of The Hill Family Trust dated March 19, 1996 ~~CONNIE MAE HILL~~, 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:**

Parcel 1 of Land Partition 05-06, being a portion of Tract 11 of Supplemental Plat of Altamont Ranch Tracts situated in the NW1/4 SW1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, 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 **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.

DAUNT

Dated this 30<sup>th</sup> day of May, 2008.

WASBURN BRISTOL INVESTMENTS, INC., an Oregon corporation

BY: [Signature]  
Daniel J. Cooper, President

STATE OF CALIFORNIA

ss.

COUNTY OF \_\_\_\_\_

On \_\_\_\_\_, 2008 before me, \_\_\_\_\_ personally appeared Daniel J. Cooper, President of WASBURN BRISTOL INVESTMENTS, INC., an Oregon corporation personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature \_\_\_\_\_

SEE ATTACHED ACKNOWLEDGMENT

**CERTIFICATE OF ACKNOWLEDGMENT OF NOTARY PUBLIC**

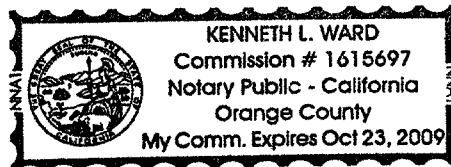
STATE OF CALIFORNIA       )  
  )  
COUNTY OF ORANGE       )       SS.

On May 30, 2008, before me KENNETH L. WARD, a Notary Public, personally appeared DANIEL J. COOPER, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_



**DESCRIPTION OF ATTACHED DOCUMENT**

**Title of Document:** Statutory Warranty Deed

**Date:** May 30, 2008

**No. of Pages:** Two (2)