

2008-010853

Klamath County, Oregon



00050691200800108530020028

07/31/2008 11:20:46 AM

Fee: \$26.00



THIS SPACE

After recording return to:
Charles E. Defoe, Jr. and Judith
McGee Defoe
12455 SW 68th Avenue
Portland, OR 97223

Until a change is requested all tax statements
shall be sent to the following address:
Charles E. Defoe, Jr. and Judith McGee
Defoe
12455 SW 68th Avenue
Portland, OR 97223

File No.: 7073-1249664 (mah)
Date: July 17, 2008

1st 1249664

STATUTORY WARRANTY DEED

HK Holdings, LLC, Grantor, conveys and warrants to **Charles E. Defoe, Jr. and Judith McGee Defoe**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOTS 1, 2, 3, 4, 5, 6, AND 7 IN BLOCK 29, IN THE TOWN OF CRESCENT, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. Fiscal year real property taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.


The true consideration for this conveyance is **\$11,200.00**. (Here comply with requirements of ORS 93.030)

F26

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007.

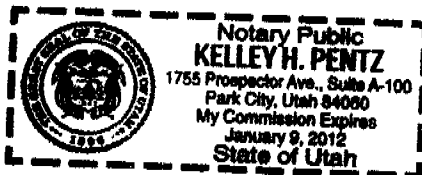
Dated this 21 day of July, 2008, 2008.

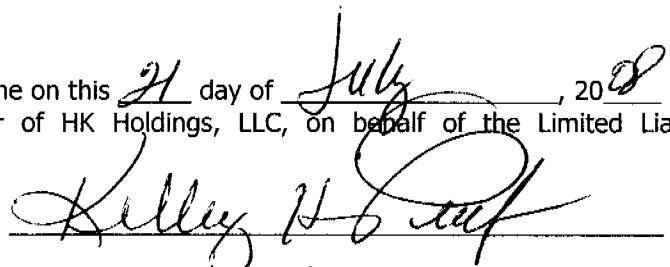
HK Holdings, LLC


By: Troy A. Knowles, Managing Member

STATE OF Utah)
)ss.
County of Summit)

This instrument was acknowledged before me on this 21 day of July, 2008 by Troy A. Knowles as Managing Member of HK Holdings, LLC, on behalf of the Limited Liability Company.




Notary Public for Utah
My commission expires: January 9, 2012