

2008-013103

Klamath County, Oregon



00053509200800131030020021

09/19/2008 03:11:20 PM

Fee: \$26.00



After recording return to:
Charles L. Summers and Judy L.
Summers
5418 Benchwood
Klamath Falls, OR 97603

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

Charles L. Summers and Judy L.
Summers
5418 Benchwood
Klamath Falls, OR 97603

File No.: 7021-1283120 (ALF)

Date: September 09, 2008

THIS SPACE

STATUTORY WARRANTY DEED

Skyridge Estates-III, LLC, a Nevada limited liability company, Grantor, conveys and warrants to **Charles L. Summers and Judy L. Summers, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 1, TRACT NO. 1441, SKY RIDGE ESTATES, PHASE 1, 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 **\$250,000.00**. (Here comply with requirements of ORS 93.030)

F24

APN: R892495

Statutory Warranty Deed
- continued

File No.: 7021-1283120 (ALF)
Date: 09/09/2008

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 18 day of September, 2008

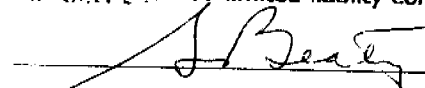
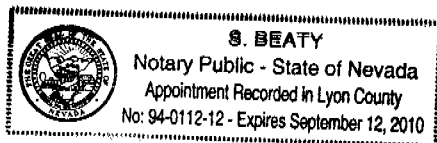
Skyridge Estates-III, LLC, a Nevada limited liability company



By: Kenneth Gearhart

STATE OF NEVADA)
County of LYON)ss.

This instrument was acknowledged before me on this 18th day of September, 2008 by Kenneth Gearhart as of Skyridge Estates-III, LLC, a Nevada limited liability company, on behalf of the .



Notary Public for NEVADA

My commission expires: 9-12-2010