

2009-006589

Klamath County, Oregon



00065833200900065890010013

05/11/2009 08:59:59 AM

Fee: \$21.00

After Recording Return to:

DONNA ANDRENACCI

P.O. Box 1136

Laytonville, OR 95454

Until a change is requested all tax statements

Shall be sent to the following address:

SAME AS ABOVE

ATE 66695

WARRANTY DEED

(INDIVIDUAL)

BRC FUNDING CORPORATION, herein called grantor, convey(s) to DONNA ANDRENACCI, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The North 460 Feet of the W 1/2 of Lot 2, Block 12, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE Clerk of Klamath County, Oregon.

CODE 008 MAP 3313-03400 TL 01800 KEY #183161

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$11,000.00.
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated April 21, 2009.

BRC FUNDING CORPORATION

Colleen Brewer

BY: COLLEEN BREWER, PRESIDENT

STATE OF Utah, County of Utah) ss.

On 24th April, 2009 personally appeared the above named Colleen Brewer and acknowledged the foregoing instrument to be [* his/her/their] voluntary act and deed.

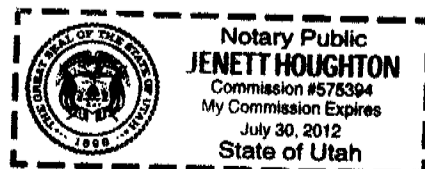
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 66695PS

Before me: *Jenett Houghton*
Notary Public for Deseret First Credit Union
My commission expires: July 30, 2012

Official Seal



\$21 ATE