MIC 840508+



SWD-EM

THIS SPAC

2009-012879 Klamath County, Oregon



09/29/2009 03:27:38 PM

Fee: \$52.00

After recording return to:					
HANNAH RIOS					
5217 BRYANT AVENUE					
KLAMATH FALLS, OR 97603					
	e is requested all tax statements o the following address:				
HANNAH RIOS					
5217 BRYAN	IT AVENUE				
KLAMATH	FALLS, OR 97603				
Escrow No.	MT86050-SH				
Title No.	0086050				

STATUTORY WARRANTY DEED

GLENRIDGE PLACE, LLC, an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to HANNAH RIOS and MICHAEL RIOS, as tenants by the entirety, 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 52, YALTA GARDENS, 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:
2009-2010 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is \$118,000.00.

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.

52AM+

Ref: MT86050-SH	- signature / notary page		
Dated this 35 day of		Glenridge Place, LLC By: By: Stou Stewart Membe	t er
LISA M. STEWART, Member	DAR	CYKSTEWART, Member	Travel
STATE OF OREGON COUNTY OF KLAMATH	l,		
This instrument was acknowledged be Lisa M. Stewart, Darcy K. Stewart as	efore me on Light 39 Members of Glenridge Place, LI	20 <u>09</u> by Melvin L. Stev C, an Oregon Limited Liabili	vart, Mary Lou Stewart, ty Company.
	Notary of Public for On ago My Commission Expires: //	7-18-11 MY	OFFICIAL SEAL S HOWARD NOTARY PUBLIC- OREGON COMMISSION NO. 422127 COMMISSION EXPIRES NOV 18, 2011
GARY L. STEWART	_		
STATE OF COUNTY OF			
This instrument was acknowledged b Place, LLC, an Oregon Limited Liab		by Gary L. Stewar	rt, as Member of Glenridge
	Notary of Public for My Commision Expires:		
_		/	
MATTHEW A. STEWART	_		
STATE OF			
This instrument was acknowledged b Glenridge Place, LLC, an Oregon Lir		, 20by Matthew A. Sto	ewart, as Member of
	Notary of Public for My Commision Expires:	, , , , , , , , , , , , , , , , , , , 	

Page 2 - Statutory Warranty Deed (I Ref: MT86050-SH	EM) – signature / notary page
Dated this day of	
MELVIN L. STEWART	MARY LOU STEWART
LISA M. STEWART	DARCY K. STEWART
STATE OF OREGON COUNTY OF KLAMATH	
This instrument was acknowledg Lisa M. Stewart, Darcy K. Stewa	ed before me on September , 20 by Melvin L. Stewart, Mary Lou Stewart, as Members of Glenridge Place, LLC, an Oregon Limited Liability Company.
	
	Notary of Public for My Commission Expires:
Glenridge Place, LLC By:	
GARY L. STEWART, Member	. <u></u>
STATE OF COUNTY OF Coconino	September 24th
This instrument was acknowledge Place, LLC, an Oregon Limited L	ed before me on
	Notary of Public for My Commission Expires: 4/18/30/4 OFFICIAL SEAL ALEXANDER ANDAZOLA NOTARY PUBLIC - ARIZONA COCONINO COUNTY My Commission Expires September 18, 2011
MATTHEW A. STEWART	
STATE OF	-
This instrument was acknowledge Glenridge Place, LLC, an Oregon	d before me on, 20 by Matthew A. Stewart, as Member of Limited Liability Company.
	Notes of D.L. C.
	Notary of Public for My Commision Expires:

Page 2 - Statutory Warranty Deed (EM Ref: MT86050-SH) – signature / notary page			
M1. M180030-311				
Dated this day of		<u>.</u> //		
MELVIN L. STEWART		MARY LOU STEWAR	Т	_
	\ /			
LISA M. STEWART		DARCY K. STEWART		_
STATE OF OREGON COUNTY OF KLAMATH				
This instrument was acknowledged Lisa M. Stewart, Darcy K. Stewart	before me onas Members of Glenridge P	,20 by M lace, LLC, an Oregon Lin	elvin L. Stewart, Mary nited Liability Compa	Lou Stewart, ny.
	,	`		
				•
	Notary of Public for My Commision Expires	3:		
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Х —				
GARY L. STEWART				
STATE OF				
COUNTY OF				
This instrument was acknowledged Place, LLC, an Oregon Limited Lia		, 20 by Ga	ary L. Stewart, as Мел	nber of Glenridge
Tiaco, EDC, an Orogon Dimited Dia	ionity company.			
	N-4 CD-14's Con-			
	Notary of Public for My Commission Expires	·		
Glenridge Place, LLC By:				
Matthew D. Ster	vait			
MATTHEW A. STEWART, Mer	nber			
STATE OF Wah				
COUNTY OF Jan Pole	0.4	6'A		
This instrument was acknowledged Glenridge Place, LLC, an Oregon L		20 <u>09</u> by Ma	atthew A. Stewart, as l	Member of
er en	Sall En	9	'	·
•	Notary of Public for M		aly	Notes BALLY EAST
	My Commision Expires	: 4/06/2013		Notary Public, State Commission # 57

Notary Public, State of Utah Commission # 578275 My Commission Expires April 06, 2013