

2009-016164

Klamath County, Oregon



00077246200900161640020026

12/29/2009 08:59:06 AM

Fee: \$42.00

STATUTORY WARRANTY DEED	
Filed for record at request of:	
Douglas H. Todd	Grantor
Douglas H. Todd, Trustee	
Douglas H. Todd Trust	Grantee
After recording return to:	
Heather A. Kmetz, Attorney at Law	
Sussman Shank LLP	
1000 SW Broadway, Ste. 1400	
Portland, OR 97205	
Send all tax statements is to:	
SKY LAKES MEDICAL CENTER, INC.	
ATTN: Accounts Payable	
2865 Daggett Avenue	
Klamath Falls, OR 97601	

STATUTORY WARRANTY DEED

DOUGLAS H. TODD, Grantor, conveys and warrants to DOUGLAS H. TODD, Trustee, DOUGLAS H. TODD TRUST, u/a dated December 14, 2009, Grantee, an undivided 25 % interest in the real property situated in the County of Klamath, State of Oregon, more particularly described as follows:

Parcel 3 of Land Partition 21-96 situated in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 20, and the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 17, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No. 3809-01700-01000-000 Key No. 430705

("Property")

The Property is free of all encumbrances except covenants, conditions, restrictions, and easements of record, if any, and those apparent on the land.

The consideration for this transfer is \$0.00. However, the true and actual consideration for this transfer consists of other property or other value given or promised. This Property is being transferred for estate planning purposes.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law are limited to the amount, nature, and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor has no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

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.

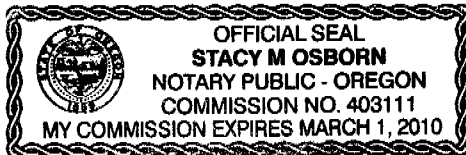
DATED this 14th day of December, 2009.

GRANTOR:

Douglas H. Todd
DOUGLAS H. TODD, M.D.

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on December 14, 2009 by DOUGLAS H. TODD.



Stacy M Osborn
Notary Public for Oregon
My Commission Expires: *March 1, 2010*

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