

2010-003857

Klamath County, Oregon



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03/30/2010 10:09:17 AM

Fee: \$42.00

WARRANTY DEED

By this instrument, Bruce Loder, and spouse, Beverly Loder, of 4893 Viewmont Street Salt Lake City, Utah, 84117, (collectively the "Grantor"), conveys and warrants; to James Warren Loder, not married, of 1217 S.W. Orchard Street, Seattle, WA 98106, and Todd Brent Green, not married, of 1217 S.W. Orchard Street, Seattle WA 98106 (collectively the "Grantee") all right, title, interest in and to the following described Real property situated in Klamath County, Oregon.

Lot 41, Lot 42, and Lot 43, Block 6, Oregon Pines, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The Grantor warrants that at the time of the delivery of the deed the Grantor is seized of the estate in the property which the Grantor purports to convey, that the Grantor has good right to convey the same and that the property is free from encumbrances except as specifically set forth on this deed.

The Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same. The true consideration for the conveyance is \$10.00, the receipt and sufficiency of which is hereby acknowledged.

After recording return to:
James W. Loder
1217 SW Orchard Street
Seattle WA 98106

Send Tax Statements to:
James W. Loder / Todd Green
1217 SW Orchard Street
Seattle WA 98106

Dated this 18th Day of February, 2010.

GRANTOR

WARRANTY DEED

Bruce Loder
Bruce Loder

Beverly Loder
Beverly Loder

Signed, Sealed and Delivered
In the Presence of:

Sign: [Signature]
Name: Dawn Liedberg

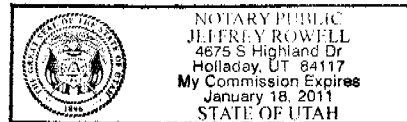
Sign: [Signature]
Name: Natalia Tucker

Grantor Acknowledgment

State of Utah
County of Salt Lake

On this 23rd day of February, 2010, before me personally appeared Bruce Loder, and spouse, Beverly Loder, of 4893 Viewmont Street Salt Lake City, Ut. 84117, to me known to be the Grantor who lawfully executed the foregoing warranty deed as a free and voluntary act.

[Signature]
A Notary Public Commissioned in State of Utah
County of Salt Lake



Name: Jeff Rowell

My commission expires: 1/15/2011

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

After recording return to:
James Loder and Todd Green
1217 S.W. Orchard Street, Seattle, Wa. 98106