

WTC 80428-KR

THIS SPACE

2010-006220
Klamath County, Oregon



00084627201000062200010013

05/21/2010 03:23:00 PM

Fee: \$37.00

After recording return to:
Klamath Health Partnership, Inc. an Oregon
corporation
2074 South Sixth Street
Klamath Falls, OR 97601

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

Klamath Health Partnership, Inc. an Oregon
corporation
2074 South Sixth Street
Klamath Falls, OR 97601

Escrow No. MT86428-KR
Title No. 0086428

STATUTORY WARRANTY DEED

Kathy G. Rockholt Sturm, Grantor(s) hereby convey and warrant to **Klamath Health Partnership, Inc. an Oregon corporation**, 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:

LEGAL DESCRIPTION

Lots 1 and 2, Block 205, MILLS SECOND ADDITION in the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SAVING AND EXCEPTING that portion conveyed to the State of Oregon, by and through its State Highway Commission, dated December 9, 1952, recorded December 18, 1952 in Volume 258, page 268, Deed Records of Klamath County, Oregon.

TOGETHER WITH that portion of vacated alley abutting said property which inures thereto as contained in Ordinance No. 10-03, recorded 4/28/10 in Volume 2010-005014, Microfilm Records 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:

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 20 day of May, 2010.

Kathy G. Rockholt Sturm

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 20, 2010 by Kathy G. Rockholt Sturm.



(Notary Public for Oregon)

My commission expires Oct 10, 13

37AMJ