2010-014079 Klamath County, Oregon

12/10/2010 03:11:44 PM



Fee: \$42.00



After recording return to: Reed's Fuel Company P. O. Box 1793 Springfield, OR 97477

Until a change is requested all tax statements shall be sent to the following address:
Reed's Fuel Company
P. O. Box 1793
Springfield, OR 97477

File No.: 7191-1662689 (CGF) Date: December 07, 2010

1st 1662689

STATUTORY WARRANTY DEED

THIS SPACE

Leah M. Blete who acquired title as Leah M. Boucock, Grantor, conveys and warrants to **Reed's Fuel Company, an Oregon corporation**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 9, Block 5, Tract 1119 Leisure Woods - Unit 2, according to the official Plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is \$376,000.00 PAID BY A QUALIFIED INTERMEDIARY AS PART OF AN IRC 1031 EXCHANGE. (Here comply with requirements of ORS 93.030)

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File No.: 7191-1662689 (CGF) Date: 12/07/2010

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated th	his day of	December	20 10		
Leah M. B	Ald lete	ī .			1
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STATE OF	California)		—	7
County of	Alameda)ss. .)			્ર
This instrum		before me on this	Sth day of	Ecember,	20 <u><i>Io</i></u>
	MARY J. WOOD Commission # 1819		mus	Good	·
	Notary Public - Califo Alameda County My Comm. Expires Oct 2	Notary Publ	ic for California sion expires: <i>QC</i>	toper 26	2012