

UTC 89882-DS

2011-003956

Klamath County, Oregon



00099415201100039560020025

03/24/2011 11:31:41 AM

Fee: \$42.00

When Recorded Return To:

Ken Volante
4811 Falcon Dr., Klamath Falls, OR 97601
Send Tax Statements To:

Ken Volante
4811 Falcon Dr.
Klamath Falls, OR 97601

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that **PremierWest Bank**, Grantor,
convey and specially warrant to **Kenneth Volante and Angella Volante**, as tenants by the
entirety, Grantee, the following described real property free of encumbrances created or
suffered by the Grantor that real property situated in Klamath County, Oregon, being more
particularly described as Lot 1292, Tract 1443, a replat of Lots 595-602, 604-605, Falcon
Drive and Red Tail Drive of Tract 1340, RUNNING Y RESORT PHASE 7, according to the
official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance is \$104,900.00.

**THIS INSTRUMENT WILL NOT ALLOW USE OF THE REAL
PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF
APPLICABLE LAND USE LAWS AND REGULATIONS. THE
PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE
WITHIN A FIRE PROTECTION DISTRICT PROTECTING
STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS
AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY
NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE
AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST
PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. BEFORE
SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK
WITH THE APPROPRIATE CITY OR COUNTY PLANNING**

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42amt

**DEPARTMENT TO VERIFY APPROVED USES AND EXISTENCE OF
FIRE PROTECTION FOR STRUCTURES.**

DATED this 22nd day of March, 2011.

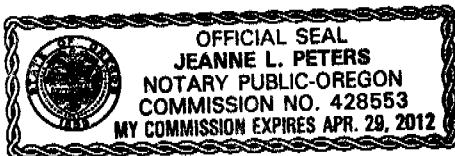
PremierWest Bank

By: _____

John L. Roberts
Chairman

STATE OF OREGON)
) ss.
County of Jackson)

On this 22nd day of March, 2011, personally appeared before me
John L. Roberts as Chairman on behalf of
PremierWest Bank.



Jeanne L. Peters

Notary Public for Oregon

My Commission Expires: 4/29/12