

1st 1682063

2011-006654

Klamath County, Oregon



00102629201100066540020027



THIS SPACE

05/31/2011 03:33:04 PM

Fee: \$42.00

After recording return to:
Jack E. Milner and Julie A. Milner
4701 Hope Street
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Jack E. Milner and Julie A. Milner
4701 Hope Street
Klamath Falls, OR 97601

File No.: 7191-1682063 (tam)
Date: May 24, 2011

STATUTORY WARRANTY DEED

Gorilla Capital, Inc., Grantor, conveys and warrants to **Jack E. Milner and Julie A. Milner, husband and wife**, 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 24, BLOCK 4, TRACT NO. 1087, FIRST ADDITION TO BANYON PARK, 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 **\$110,000.00**. (Here comply with requirements of ORS 93.030)

APN: R571688

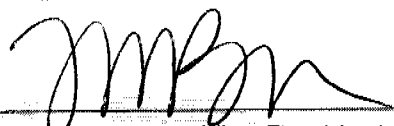
Statutory Warranty Deed
- continued

File No.: 7191-1682063 (tam)
Date: 05/24/2011

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.

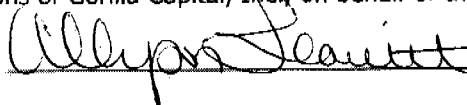
Dated this 24 day of May, 2011.

Gorilla Capital, Inc.


By: Tanja Baker, Vice President of
Operations

STATE OF Oregon)
)ss.
County of Lane)

This instrument was acknowledged before me on this 24 day of May, 2011
by Tanja Baker as Vice President of Operations of Gorilla Capital, Inc., on behalf of the corporation.



Notary Public for Oregon
My commission expires: 01/09/15

