

WTC 91567-KR

THIS SPA

2011-012148

Klamath County, Oregon



10/28/2011 03:45:17 PM

Fee: \$37.00

After recording return to:

Lindon Real Estate Investments LLC

3245 Homedale

Klamath Falls, OR 97603

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

Lindon Real Estate Investments LLC

3245 Homedale

Klamath Falls, OR 97603

Escrow No. MT91567-KR

Title No. 0091567

SWD1 r.041111

### STATUTORY WARRANTY DEED

**Don Purio Development Company LLC, an Oregon limited liability company,**

Grantor(s), hereby convey and warrant to

**Lindon Real Estate Investments LLC., an Oregon limited liability company,**

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:

Lot 38 of TRACT 1503, FIRST ADDITION TO SAGE MEADOWS, PHASE 2, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$30,000.00**.

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:

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 26 day of October, 2011.

Don Purio Development Company LLC, an Oregon Limited Liability Company

BY:

Don Purio, Member

State of Oregon  
County of Klamath

This instrument was acknowledged before me on October 26, 2011 by Don Purio, as Member for Don Purio Development Company LLC, an Oregon limited liability company



Cherice F. Treasure  
(Notary Public for Oregon)

My commission expires 6/17/2012

37 AMT