

2012-002821

Klamath County, Oregon



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03/16/2012 09:01:47 AM

Fee: \$42.00

RECORDING REQUESTED BY:

McCarthy & Rubright, LLP
P.O. Box 190
Red Bluff, CA 96080

WHEN RECORDED MAIL TAX

STATEMENTS TO:

Alvin and Peggy Marenco
8475 Marenco Ranch Drive
Red Bluff, CA 96080

STATUTORY WARRANTY DEED

Alvin R. Marenco and Peggy A. Marenco, trustees of the Marenco Trust dated December 3, 1996, Grantor, conveys and warrants to **Marenco Ranches OR, LLC**, a California limited liability company, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The W1/2 of Section 28, and the SE1/4 of Section 21, Township 32 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.


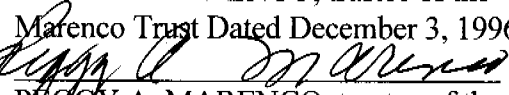
Subject to:

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 **to convey title only**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300. 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 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: 2-17-2012


ALVIN R. MARENCO, trustee of the
Marenco Trust Dated December 3, 1996

PEGGY A. MARENCO, trustee of the
Marenco Trust Dated December 3, 1996

ACKNOWLEDGMENT

STATE OF CALIFORNIA)
) ss.
COUNTY OF TEHAMA)

On February 17, 2012, before me, PATTY PLEMONS, a Notary Public in and for said County and State, personally appeared ALVIN R. MARENCO and PEGGY A. MARENCO, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Patty Plemons
NOTARY PUBLIC
My commission expires 7-19-2013