



THIS S

2012-005664

Klamath County, Oregon



05/24/2012 02:05:48 PM

Fee: \$47.00

After recording return to:

LARRY RITCHIE AND MARY RITCHIE,
TRUSTEES OF THE LARRY AND MARY
RITCHIE LIVING TRUST

P.O. BOX 7120

VISALIA, CA 93290

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

LARRY RITCHIE AND MARY RITCHIE,
TRUSTEES OF THE LARRY AND MARY
RITCHIE LIVING TRUST

P.O. BOX 7120

VISALIA, CA 93290

Escrow No. MT93574-LW

Title No. 0093574

SWD r.020212

STATUTORY WARRANTY DEED

**RICHARD B. LEDBETTER AND CHRISTINE LEDBETTER AS TRUSTEES OF THE
LEDBETTER REVOCABLE TRUST DATED JULY 29, 2005,**

Grantor(s), hereby convey and warrant to

**LARRY RITCHIE AND MARY RITCHIE, TRUSTEES OF THE LARRY AND MARY RITCHIE
LIVING TRUST,**

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 180, RUNNING Y RESORT, PHASE 3, according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.**

The true and actual consideration for this conveyance is **\$755,000.00**.

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:

420mt

ACKNOWLEDGMENT - Warranty Deed

State of California

County of Placer

On 5/22/2012 before me, Sheri Pickard, notary public
(insert name and title of the officer)

personally appeared Richard B. Ledbetter and Christine Ledbetter,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) 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.

SHERI PICKARD
COMM. # 1856469
NOTARY PUBLIC - CALIFORNIA
PLACER COUNTY
EXPIRES JULY 21, 2013



Signature Sheri Pickard (Seal)