

2012-008439

Klamath County, Oregon



00122088201200084390020022

08/02/2012 10:54:03 AM

Fee: \$42.00

**UNLESS A CHANGE IS REQUESTED,  
ALL TAX STATEMENTS SHALL BE  
SENT TO THE FOLLOWING ADDRESS:**

John R. Harbourne and Stephanie Bell Harbourne  
652 Cricketfield Court  
Lake Sherwood, CA 91361

**AFTER RECORDING, RETURN TO:**

Christina M. Vaninetti  
Foster Denman, LLP  
P.O. Box 1667  
Medford, OR 97501

**WARRANTY DEED**

John Richard Harbourne and Stephanie Bell Harbourne, as tenants by the entirety, Grantors, convey and warrant to John R. Harbourne and Stephanie Bell Harbourne, Trustees of The Harbourne Family 2010 Revocable Trust (Schedule C) dated August 18, 2010, Grantees, the real property located in Klamath County, Oregon, and more particularly described on Exhibit "A" attached hereto and made a part hereof.

The liability and obligations of the Grantors to Grantees and Grantees' heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature and terms of any right or indemnification available to Grantors under any title insurance policy, and Grantors shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantors under any such title insurance policy.

The true consideration for this conveyance is other value given.

**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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.**

DATED this 19 day July, 2012.

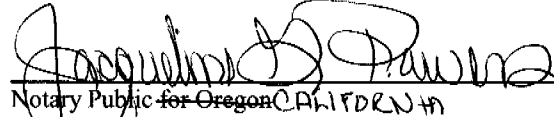
  
John Richard Harbourne

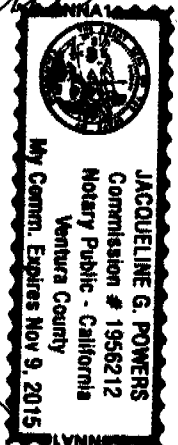
  
Stephanie Bell Harbourne

STATE OF CALIFORNIA           )  
  ) ss.  
County of Ventura            )

On this 19 day of July, 2012, personally appeared the above-named John Richard Harbourne and Stephanie Bell Harbourne, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

  
Notary Public for Oregon CALIFORNIA



**EXHIBIT "A"**

Real property located in Klamath County, Oregon more particularly described as follows:

**Parcel 1:**

Lot 849 of Tract 1409, Running Y Resort Phase 11, recorded January 1, 2003 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**Parcel 2:**

Lot 767 of RUNNING Y RESORT, PHASE 6, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.