



2013-006158
 Klamath County, Oregon
 05/31/2013 02:13:13 PM
 Fee: \$42.00

After recording return to:

William Irving Dobbs

309 N Spring Mill Rd

Villanova PA 19085

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

William Irving Dobbs

309 N Spring Mill Rd

Villanova PA 19085

Escrow No. MT97890-KR

Title No. 0097890

SWD r.020212

STATUTORY WARRANTY DEED

Train Mountain Holdings B, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

William Irving Dobbs and Rosemarie T. Dobbs, as tenants by the entirety,

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:

That portion of Government Lot 5 in Section 5, and Government Lot 6 in Section 6 Township 35 south, Range 7 East of the Willamette Meridian, Klamath County, Oregon, lying Easterly of State Highway #62.

The true and actual consideration for this conveyance is **\$1.00 and terms pursuant to Settlement Agreement.**
 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:

4/2/11

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

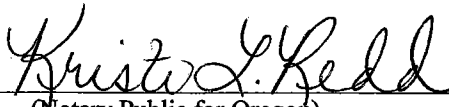
Dated this 31st day of May, 2013.

Train Mountain Holdings B, LLC

X BY: 
John Black, Member/Manager

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 31, 2013 by John Black as manager/member of Train Mountain Holdings B, LLC, an Oregon limited liability company.


(Notary Public for Oregon)

My commission expires 11/16/2015

