



THIS SPACE RESERVED FOR RECORDER'S USE

2013-012476

Klamath County, Oregon

11/06/2013 03:11:05 PM

Fee: \$42.00

After recording return to:

T & W Land Holding LLC, an Oregon
Limited Liability Company

PO Box 830

Merrill, OR 97633

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

T & W Land Holding LLC, an Oregon
Limited Liability Company

PO Box 830

Merrill, OR 97633

Escrow No. MT99099-CT

Title No. 0099099

SWD r.020212

STATUTORY WARRANTY DEED

RLF Running Y Ranch, LLC, A Colorado Limited Liability Company,

Grantor(s), hereby convey and warrant to

T & W Land Holding 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:

Parcel 1 of Land Partition 22-13, being a replat of Parcel 1 of Land Partition 06-12 situated in Sections 6, 7, 8, 9, 16, 17 and 18, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon as duly recorded on October 25, 2013 in Volume 2013-012035 in the Office of the Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$900,000.00**.

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:

42.00
amt.

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 October, 2013

RLF Running Y Ranch, LLC, A Colorado Limited Liability
Company

BY: [Signature]
, Authorized Representative

State of Colorado
County of Denver

This instrument was acknowledged before me on October 31, 2013 by Aaron Patsch
as, Authorized Representative for RLF Running Y Ranch, LLC, A Colorado Limited Liability Company.

[Signature]
(Notary Public)

My commission expires Nov. 7, 2016

