

**VOL: 2000 PAGE: 12853**  
**RECORDED DOCUMENT**

STATE OF OREGON  
COUNTY OF DESCHUTES



\*2000-12853 \* Vol-Page

Printed: 04/03/2000 12:32:30

**DO NOT REMOVE THIS CERTIFICATE**

(This certificate constitutes a part of the original instrument in accordance with ORS 205.180(2). Removal of this certificate may invalidate this certificate and affect the admissibility of the original instrument into evidence in any legal proceeding.)

I hereby certify that the attached instrument was received and duly recorded in Deschutes County records:

DATE AND TIME: Apr. 3, 2000; 12:29 p.m.

RECEIPT NO: 19082

DOCUMENT TYPE: Deed

FEE PAID: \$31.00

NUMBER OF PAGES: 1

A handwritten signature in cursive script that reads "Mary Sue Penhollow".

MARY SUE PENHOLLOW  
DESCHUTES COUNTY CLERK

26573 31

# WARRANTY DEED

2000-12853-1

Unless a change is requested, all tax statements shall be sent to grantee at the following address:

2963 Pacific Crest Drive, Bend, OR 97701

**Brooks Resources Corporation**, an Oregon corporation, Grantor, conveys and warrants to

MICHAEL A. CLAYWELL AND SHANNON D. CLAYWELL, HUSBAND AND WIFE, Grantee,

The following described real property free of encumbrances except as specifically set forth herein:

Lot 152 of AWBREY GLEN HOMESITES, PHASE SEVEN, City of Bend, Deschutes County, Oregon.

Note: 1999/2000 taxes, paid in full.

Subject to any reservations in patents and the following:

1. Covenants, Conditions and Restrictions as contained in instrument recorded August 4, 1992, in Book 272, Page 1979, Deschutes County official records, as established by Supplemental Declaration recorded July 16, 1999 in Volume 1999, Page 34931, Deschutes County official records.
2. Private utility easement as shown on the official plat of said land.
3. Pacific Power Utility Easement as shown on the official plat of said land.
4. Pacific Power Utility Easements as shown on the official plat of said land.
5. The City of Bend requires the disclosure to Grantee that all structures shall comply with a South Wall Solar Setback Standard as required by the City of Bend Ordinance No. NS-1178.
6. No on street parking is permitted.

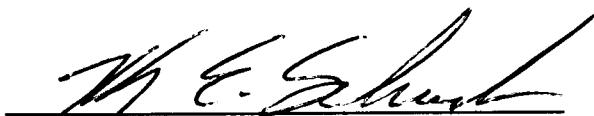
The true consideration for this conveyance is \$ 74,000.00

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.390.

Recording Information

DATED this 31 day of March 2000.

## Brooks Resources Corporation

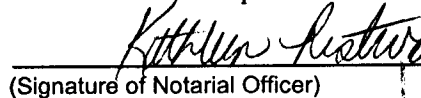


Kirk E. Schueler, President

State of Oregon, County of Deschutes.

This instrument was acknowledged before me on

March 31, 2000 by Kirk E. Schueler, as President of BROOKS RESOURCES CORPORATION, an Oregon corporation, on behalf of the corporation.



(Signature of Notarial Officer)



OFFICIAL SEAL  
KATHLEEN RESTIVO  
NOTARY PUBLIC-OREGON  
COMMISSION NO. 056187  
MY COMMISSION EXPIRES JULY 29, 2001

After recording, return to  
AmeriTitle  
15 OREGON AVENUE, BEND