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13216

VOL 242 PAGE 802

DEED TO PROPERTY
IN RIVER VILLAGE I
SUNRIVER PHASE II

SUNRIVER PROPERTIES, INC., an Oregon corporation
("Grantor"), does hereby convey to

WILLIAM E. AYER

("Grantees"), all that real property situated in Deschutes
County, Oregon, described as:

Lot 8 , Block 4 , RIVER VILLAGE I,
according to the plat thereof recorded
June 30, 1976, in Volume 15 of the
Records of Plats of Deschutes County,
Oregon at page 29.

The property herein conveyed is subject to that
certain "Plan of Sunriver Phase II" dated June 24, 1976,
recorded on July 7, 1976, in Volume 233 of the Records of
Deeds of Deschutes County, Oregon, at Page 831, and to that
certain "Sunriver Phase II Declaration Establishing River
Village I and Annexing River Village Unit I to Sunriver
Phase II," dated July 6, 1976, recorded on July 7, 1976 in
Volume 233 of the Records of Deeds of Deschutes County,
Oregon, at Page 886, and to that Reciprocal Easement Agreement
dated June 24, 1976, recorded on July 7, 1976 in Volume 233
of the Records of Deeds of Deschutes County, Oregon, at Page
823. By accepting this deed, Grantees do hereby agree for
themselves, on behalf of their heirs, administrators, executors,
successors and assigns, that they will abide by all of the
covenants, conditions, restrictions and provisions contained
in the Plan of Sunriver Phase II and said Sunriver Phase II
Declaration, and the Reciprocal Easement Agreement, as the
same may be amended, and that they will abide by all rules
and regulations adopted pursuant to the Plan of Sunriver
Phase II and said Sunriver Phase II Declaration. Without
limiting the generality of the foregoing, Grantees do hereby
agree that they will pay all maintenance assessments, fines
and other amounts to become due to the Administrator Phase
II pursuant to the Plan of Sunriver Phase II promptly when
the same shall become due, and that the property herein
conveyed shall be subject to liens as provided in the Plan
of Sunriver Phase II. The covenants of Grantees herein
contained shall run with the land and shall be binding upon
all persons who own or at any time have an interest in the
property described above.

Until a change is requested, all tax statements shall be sent
to the following address: 3000 Sand Hill Rd., Menlo Park, CA 94025.

The property herein conveyed is subject to an easement as set forth in Section 9 of the Sunriver Phase II Declaration Establishing River Village I and Annexing River Village Unit 1 to Sunriver Phase II. In said Section 9, grantor reserves for itself and its successors and assigns an easement five feet in width running along each boundary of the lot which is adjacent to another lot for utility purposes pursuant to said Declaration.

Grantor covenants it is the owner of the above-described property free from all encumbrances except as set forth above and that it will warrant and defend the same against all persons who may lawfully claim the same except as set forth above.

The consideration paid or agreed to be paid for this deed is the sum of \$ 27,625.00.

IN WITNESS WHEREOF, SUNRIVER PROPERTIES, INC. has caused this deed to be executed by its officers duly authorized this 6th day of December , 19 76

SUNRIVER PROPERTIES, INC.

By RK Duplanty

ATTEST:

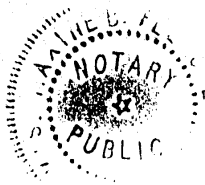
By Charles P. Hansen

STATE OF OREGON)
) ss.
County of Deschutes)

On this 6th day of December , 1976, personally appeared R. K. Duplanty and Charles P. Hansen who, being duly sworn, did say that they are the Exec. V.P. & General Mgr. and Secretary/Treasurer , respectively, of Sunriver Properties, Inc. and that this deed to property was voluntarily signed in behalf of the corporation by authority of its board of directors.

Before me:

Kenneth B. Fletcher
Notary Public for Oregon
My commission expires: 10-27-80



1976

STATE OF OREGON
County of Deschutes
I hereby certify that the within instrument of writing was received for Record the 22 day of Dec. A.D. 19 76 at 1:41 o'clock P. M. and recorded in Book 242 on Page 802 Records
ROSEMARY PATTERSON
County Clerk
Deputy