

18 1837974

2012-003347

Klamath County, Oregon



After recording return to Grantee and until a change is requested all tax statements shall be sent to the Grantee at the following address:  
John A. Pappas and Stephanie R. Pappas  
1625 Wiard Street  
Klamath Falls, OR 97603

Grantor Address:  
G8 1-12 FUND LLC  
1124 Cornucopia St NW, Ste 202  
Salem, OR 97304

File No.: 7088-1837974 (DSS)  
Date: February 22, 2012

THIS SPACE



03/30/2012 02:22:13 PM

Fee: \$42.00

### STATUTORY SPECIAL WARRANTY DEED

**G8 1-12 FUND LLC limited liability company**, Grantor, conveys and specially warrants to **John A. Pappas and Stephanie R. Pappas, husband and wife as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**The South 1/2 of Lot 2 FAIRACRES SUBDIVISION NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$33,500.00**. (Here comply with requirements of ORS 93.030)

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APN: R449517


Statutory Special Warranty Deed  
- continued

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Date: 02/22/2012

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.

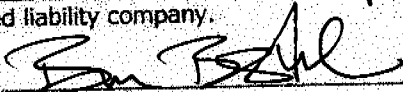
Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

G8 1-12 FUND LLC, a limited liability company

  
By: PJ Mitchell  
Arthur D. Saper

STATE OF California )  
Oregon ) ss.  
County of Orange )  
Klamath

This instrument was acknowledged before me on this 23 day of March, 2012  
by PJ Mitchell as Arthur D. Saper  
of G8 1-12 FUND LLC, on behalf of the limited liability company.



Notary Public for California  
My commission expires: 01/16/2014

