



2013-001317
Klamath County, Oregon
02/05/2013 10:43:46 AM
Fee: \$37.00

After recording return to:

Moss Rentals LLC, an Oregon limited
liability company

PO Box 377

Klamath Falls, OR 97601

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

Moss Rentals LLC, an Oregon limited
liability company

PO Box 377

Klamath Falls, OR 97601

Escrow No. MT96559-CT

Title No. 0096559

SWD1 r.020212

STATUTORY WARRANTY DEED

Randy Moss,

Grantor(s), hereby convey and warrant to

Moss Rentals 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:

The Southerly 40 feet of Lot 1, Block 218, MILLS SECOND ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon.

The true and actual consideration for this conveyance is **\$0.00**.

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:

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 4th day of February, 2013.

Randy Moss
Randy Moss

State of Oregon

County of Klamath

This instrument was acknowledges before me on February 4th, 2013, by Randy Moss.

Cherice F. Treasure
(Notary Public for Oregon)

My commission expires 6/17/2016

37 AMT

