



THIS SPACE RESERVED FOR RECORDER'S USE

2013-004444

Klamath County, Oregon

04/26/2013 10:20:45 AM

Fee: \$42.00

After recording return to:

Century Ranch, LLC, an Oregon limited
liability company

4721 Harpold Road

Bonanza, OR 97623

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

Century Ranch, LLC, an Oregon limited
liability company

4721 Harpold Road

Bonanza, OR 97623

Escrow No. MT95669-KR

Title No. 0095669

SWD r.020212

STATUTORY WARRANTY DEED

Pierre A. Kern and Roselyn E. Kern, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

Century Ranch, LLC, an Oregon limited liability company, 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 3 of Land Partition 39-03, being a replat of Parcel 1 of "Major Partition No. 38-89" situated in S1/2 of Section 20
and in Section 29, Township 39 South, Range 11 East, Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$325,000.00**.

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 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 22 day of April, 2013.

X Pierre A. Kern
Pierre A. Kern

X Roselyn E. Kern
Roselyn E. Kern

STATE OF CALIFORNIA

COUNTY OF Santa Barbara

On April 22, 2013 before me, Laura Luquin personally appeared Pierre A. Kern and Roselyn E. Kern personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that THEY executed the same in their authorized capacity(ies), and that by their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

[Signature]

