



THIS SPACE RESERVED FOR RECORDER'S USE

**2013-005095**  
Klamath County, Oregon  
05/10/2013 03:00:20 PM  
Fee: \$42.00

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. MT97426-CT

Title No. 0097426

SWD r.020212

### STATUTORY WARRANTY DEED

**Larry D. Melton,**

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:

**Lot 1, Block 7, LENOX, according to the official plat thereof on file in the office of the County Clerk of Klamath  
County, Oregon.**

The true and actual consideration for this conveyance is **\$28,000.00**.

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:

4/2/2013

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 8<sup>th</sup> day of May 2013.

Larry D. Melton  
Larry D. Melton

## California All-Purpose Acknowledgment

State of California

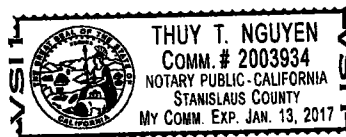
County of Stanislaus } ss.

On May, 8<sup>th</sup> 2013 before me, Thuy T. Nguyen,  
Name and Title of Notary Public  
personally appeared Larry Dale Melton

who 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 he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



[Signature]  
Signature of Notary Public

This area for official notarial seal