

MT98620-LW

THIS SPACE RESERVED FOR RECORDER'S USE



2013-009757
Klamath County, Oregon
08/26/2013 12:40:22 PM
Fee: \$67.00

After recording return to:

James A. Plotke

PO Box 255

Wrightwood, CA 92397

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

James A. Plotke

PO Box 255

Wrightwood, CA 92397

Escrow No. MT98620-LW

Title No. 0098620

SWD r.020212

STATUTORY WARRANTY DEED

Farmers Choice, Inc, an inactive Oregon Corporation,

Grantor(s), hereby convey and warrant to

James A. Plotke and Dawn Plotke, as tenants by the entirety,

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 3, Block 5, TRACT 1161, HIGH COUNTRY RANCH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with an undivided 1/49th interest in and to Lot 1, Block 11, Tract 1161, HIGH COUNTRY RANCH, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$35,000.00**.

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:

2013-2014 Real Property Taxes a lien not yet due and payable.

LOT 1

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 _____, _____.

Farmers Choice, Inc

Signed in counterpart

BY: _____
Linda Cheatley, Shareholder

BY: _____
Mary Ellen Reynolds Smith, Shareholder

BY: Akira Tabata
Akira Tabata, Shareholder

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Linda Cheatley as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

(Notary Public for _____)

My commission expires _____

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Mary Ellen Reynolds as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

(Notary Public for _____)

My commission expires _____

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Akara Tabata as
shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

NOTARY ATTACHMENT
TOTAL 6 PAGES

INITIAL AS

(Notary Public for _____)

My commission expires _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of

Orange

On August 16, 2013 before me, Allyson Y. Stewart Notary Public

Date

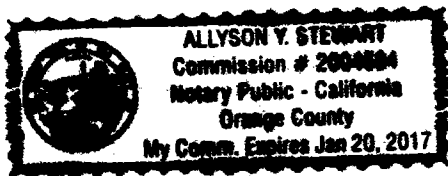
Here Insert Name and Title of the Officer

personally appeared

Akira Tabata

Name(s) of Signer(s)

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 that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature:

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

Statutory Warranty Deed

Document Date:

Number of Pages:

6

Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name:

Signer's Name:

☐ Corporate Officer — Title(s):

☐ Corporate Officer — Title(s):

☐ Individual

☐ Individual

☐ Partner — ☐ Limited ☐ General

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Attorney in Fact

☐ Trustee

☐ Trustee

☐ Guardian or Conservator

☐ Guardian or Conservator

☐ Other:

☐ Other:

Signer Is Representing:

Signer Is Representing:

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

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 19th day of August, 2013.

Farmers Choice, Inc

Signed in counterpart

BY:

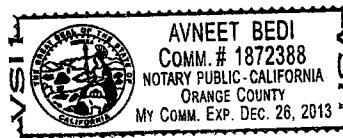
Linda Cheatley, Shareholder

BY:

Mary Ellen Reynolds Smith, Shareholder

BY:

Akara Tabata, Shareholder



State of CALIFORNIA
County of ORANGE

This instrument was acknowledged before me on 08/19/, 2013 by Linda Cheatley as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

Avneet Bedi
(Notary Public for CALIFORNIA)

My commission expires 26 Dec 2013.

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Mary Ellen Reynolds as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

(Notary Public for _____)

My commission expires _____

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 August, 2013

Farmers Choice, Inc

Signed in counterpart

BY:

Linda Cheatley, Shareholder

BY:

Mary Ellen Reynolds Smith (AKA) Mary Ellen Reynolds Smith
Mary Ellen Reynolds Smith, Shareholder

BY:

Akara Tabata, Shareholder

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Linda Cheatley as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

(Notary Public for _____)

My commission expires _____

State of _____
County of _____

This instrument was acknowledged before me on _____, 2013 by Mary Ellen Reynolds as shareholder of Farmers Choice, Inc., an inactive Oregon Corporation

(Notary Public for _____)

My commission expires _____

NOTARY ATTACHMENT
TOTAL 2 PAGES
INITIAL me

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

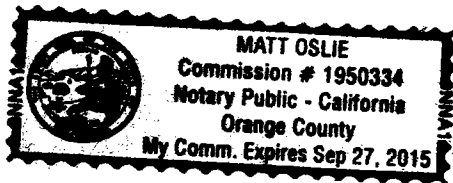
State of California

County of ORANGE

On August 22 2013 before me, Matt Oslie, Notary Public

personally appeared Mary Ellen Smith
(AKA) MARY ELLEN REYNOLDS SMITH

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 that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Matt Oslie
 Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: 8/22/13 Number of Pages: 2

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

☐ Corporate Officer — Title(s): _____ ☐ Corporate Officer — Title(s): _____

☐ Individual ☐ Partner — ☐ Limited ☐ General ☐ Attorney in Fact ☐ Trustee ☐ Guardian or Conservator ☐ Other: _____

☐ Partner — ☐ Limited ☐ General ☐ Attorney in Fact ☐ Trustee ☐ Guardian or Conservator ☐ Other: _____

☐ Attorney in Fact ☐ Trustee ☐ Guardian or Conservator ☐ Other: _____

☐ Trustee ☐ Guardian or Conservator ☐ Other: _____

☐ Guardian or Conservator ☐ Other: _____

☐ Other: _____

Signer Is Representing: _____ Signer Is Representing: _____