

2015-001445

Klamath County, Oregon

After recording return to:

**JAMES W. WINNEN AND
DONNA M. WINNEN
1750 DELTA WATERS RD, STE 102
MEDFORD, OR 97504**



02/18/2015 01:08:48 PM

Fee: \$47.00

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

**JAMES W. WINNEN AND
DONNA M. WINNEN
1750 DELTA WATERS RD, STE 102
MEDFORD, OR 97504**

WARRANTY DEED

Bristol Industries, LLC, a Nevada Limited Liability Company, residing at 2550 E. Desert Inn Rd, #488, Las Vegas, NV 89121, Grantor, conveys and warrants to James W. Winnen and Donna M. Winnen, as Joint Tenants, who resides at, 1750 Delta Waters Rd, Ste 102, Medford, OR 97504, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath County, Oregon, to wit:

See Attached Exhibit 'A' Made A Part Hereof By Reference.

This property is free from encumbrances, except: None.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, TO DETERMINE ANY LIMITS ON LAWSUITS FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

The true consideration for this conveyance is \$1.00 and other good and valuable consideration.

Dated this 26th day of Jan, 2015.

Bristol Industries, LLC

State of Washington, County of Clark

This instrument was acknowledged before me on 1/26/2015 by
S. Seal, as Agent, Bristol Industries, LLC

Summer Gibson
My commission expires: 1/15/2016
Notary Public for the State of Washington

NOTARY PUBLIC
STATE OF WASHINGTON
SUMMER GIBSON
MY COMMISSION EXPIRES
JANUARY 15, 2016

EXHIBIT 'A'

Lot 31, Block 25, Oregon Shores Subdivision Unit No. 2, Tract 1113, in the County of Klamath, State of Oregon, as shown on the map filed on December 9, 1977 in Volume 21, page 20 in the Office of the County Recorder of said Klamath County.

AKA: 3507 018DD 06300

EXCEPTING AND RESERVING: All gas and mineral rights, if any, currently held by Grantor.