



2015-001539

Klamath County, Oregon

02/20/2015 11:30:57 AM

Fee: \$47.00

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. MT102742CT

Title No. 0102742

SWD 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:

A portion of Tract 22, HOMEDALE, according to the official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon, more particularly described as follows, to wit:

Beginning at the Southeast corner of Tract 22, thence Northerly along the East line of Tract 22, a distance of 139.20 feet;
thence West parallel with the North line of Tract 22, a distance of 93.38 feet; thence South parallel with the East line of
Tract 22 to the North line of Harlan Drive; thence South 66° 33' East along said North line of Harlan Drive to the
Southeast corner of Tract 22 and the point of beginning.

EXCEPTING THEREFROM a portion of Tract 22, HOMEDALE, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon, located in the SE1/4 of Section 11, Township 39 South, Range 9
East of the Willamette Meridian, Klamath County, Oregon and more particularly described as follows:

Beginning at the Southeast corner of Tract 22; thence North 00° 02' 00" East along the East line of Tract 22, a distance of
15.00 feet; thence South 56° 44' 43" West 16.47 feet, more or less, to the Southerly boundary of Tract 22; thence South
66° 32' 34" East along said Southerly boundary a distance of 15.00 feet to the point of beginning.

The true and actual consideration for this conveyance is **\$1.00**.

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 21 day of January, 2015.

Moss Rentals LLC, an Oregon limited liability company

By *Randy Moss*
Randy Moss, Managing Member

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 21, 2015 by Randy Moss, managing member for Moss Rentals LLC, an Oregon limited liability company
Cherice F. Treasure



(Notary Public for Oregon)

My commission expires 6/17/2016