



2016-000818
Klamath County, Oregon
01/27/2016 09:43:33 AM
Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

The Dan Herbert Kinsman and Cynthia Louise
Kinsman Revocable Trust dated July 25, 2006
2722 Edison Ave
Klamath Falls, OR 97603

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

The Dan Herbert Kinsman and Cynthia Louise
Kinsman Revocable Trust dated July 25, 2006
2722 Edison Ave
Klamath Falls, OR 97603

File No. 82820AM

STATUTORY WARRANTY DEED

HWN-KF'S-ANTARCTICA, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Dan Herbert Kinsman and Cynthia Louise Kinsman, Trustees of The Dan Herbert Kinsman and Cynthia Louise Kinsman Revocable Trust dated July 25, 2006 ,

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 8, Tract 1080, Washburn Park, 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 **\$99,000.00.**

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:

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 9th day of January, 2016

HWN-KF'S-ANTARTICA, LLC

By: X [Signature], Managing Member

State of _____ } ss
County of _____ }

On this _____ day of _____, 2016, before me, _____ a Notary Public in and for said state, personally appeared _____, as _____ of HWN-KF's Antarctica, LLC, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

See Attached
Loose Certificate

80 1/9/2016

ACKNOWLEDGEMENT

State of: CALIFORNIA

County of: CONTRA COSTA

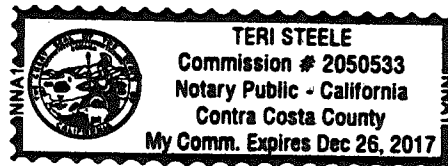
On 1/9/2016, before me, Teri Steele, NOTARY PUBLIC
personally appeared

Gregory S. Newman, managing member
HWN-KFS-ANTARCTICA, LLC

who proved to me on a 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.



Teri Steele

Signature of Notary Public

(Seal)

OPTIONAL

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: _____

Number of Pages: 2