



2016-006148

Klamath County, Oregon



00187897201600061480020021

06/13/2016 11:53:52 AM

Fee: \$47.00

After recording return to:

PY Properties, LLC, a Virginia Limited Liability
Company

3057 Nutley St., Suite 334

Fairfax, VA 22031

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

PY Properties, LLC, a Virginia Limited Liability
Company

3057 Nutley St., Suite 334

Fairfax, VA 22031

File No. 101426AM

STATUTORY WARRANTY DEED

William C. Whittiker, Trustee of the Vera E. Whittiker Revocable Living Trust dated February 5, 1992, as to Parcel 1

and

William C. Whittiker, as to Parcel 2,

Grantor(s), hereby convey and warrant to

PY Properties, LLC, a Virginia 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:

PARCEL 1: Lot 2, Block 17, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

PARCEL 2: Lot 3, Block 17, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 1, 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 \$6,000.00.

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:

AMT 47

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 9 day of June, 2016.

Vera E. Whittiker Revocable Living Trust dated February 5, 1992

(X) By: William C Whittiker
William C. Whittiker, Trustee

(X) William C Whittiker
William C. Whittiker, Individually

State of } ss California
County of } Orange

On this 9 day of June, 2016, before me, Suzanne Kay, a Notary Public in and for said state, personally appeared William C. Whittiker, individually and as Trustee of the Vera E. Whittiker Revocable Living Trust dated February 5, 1992, 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.

Suzanne Kay
Notary Public for the State of CA.
Residing at: Orange, CA.
Commission Expires: 8-26-16

