

2016-008348

Klamath County, Oregon

08/08/2016 11:19:34 AM

Fee: \$47.00

**FILED FOR RECORD AT REQUEST OF/
AFTER RECORDING RETURN TO:**

Jennifer Fransen Gould, Esq.
Garvey Schubert Barer, 11th Floor
121 S.W. Morrison Street
Portland, OR 97204

**UNTIL A CHANGE IS REQUESTED, ALL
TAX STATEMENTS SHALL BE SENT TO
THE FOLLOWING ADDRESS:**

We Three Kings LLC
c/o Tri Crown Holdings, Inc, Manager
4318 La Habra Way
Klamath Falls, OR 97603

STATUTORY QUITCLAIM DEED

TRIPLE CROWN HOLDINGS, LP, a California limited partnership, Grantor, release and quitclaim to WE THREE KINGS, LLC, a California limited liability company, Grantee, all right, title and interest in and to the following real property situated in the County of Klamath County, State of Oregon, to wit:

Parcel 2 of Land Partition 20-99 in the SE ¼ SW ¼ and SW ¼ SE ¼ of Section 6, Township 39 south, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

APN: R885491

The true and actual consideration paid for this transfer consists of or includes other property or value given or promised which is the whole consideration.

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.

THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 2nd day of August, 2016.

TRIPLE CROWN HOLDINGS, LP, a California limited partnership

By: Frank L. King
Frank L. King, General Partner for Tri Crown Holdings, Inc., a California corporation

Grantor

STATE OF OREGON)
County of Klamath) ss.

This instrument was acknowledged before me Cissy Marie McSorley, by Frank L. King, General Partner, on behalf of Tri Crown Holdings, Inc., a California corporation.

Cissy Marie McSorley
Notary Public for Oregon

GSB:7949793.1 [39814.00100]

