

2016-008724

Klamath County, Oregon



00191001201600087240020022

08/17/2016 10:15:16 AM

Fee: \$47.00

After recording return to:

BRUCE SOUTHARD**PO BOX 447****BLY, OR 97622**

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

BRUCE SOUTHARD**PO BOX 447****BLY, OR 97622**

WARRANTY DEED

Igloo Industries, LLC, a Wyoming Limited Liability Company, residing at 301 Thelma Dr. #153, Casper, Wyoming 82609, Grantor, conveys and warrants to Bruce Southard, a legally separated man, who resides at, PO Box 447, Bly, OR 97622, 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 1st day of Aug, 2016.

Igloo Industries, LLC

State of Washington, County of Clark

This instrument was acknowledged before me on 8-1-16 by
S. Seal, as Agent, Igloo Industries, LLC

Candice Armstrong
My commission expires: 1-15-20
Notary Public for the State of Washington

NOTARY PUBLIC
STATE OF WASHINGTON
CANDICE ARMSTRONG
MY COMMISSION EXPIRES
JANUARY 15, 2020

EXHIBIT 'A'

That portion of Lot 1, Block 17 situated South and West of a point South 1, 36' 38" West 825 ft. from the NE Corner of Lot 1, Block 17, Klamath Falls Forest Estates Sycan Unit, as recorded in Klamath County, Oregon.

AKA: 3313 02200 01000 000

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