

2017-006033

Klamath County, Oregon



00204597201700060330030037

06/02/2017 03:22:05 PM

Fee: \$52.00

AFTER RECORDING, RETURN TO:

Aaron McKay
15015 NW Cornelius Pass Rd
Portland, OR 97231

Returned at Counter

SEND TAX STATEMENTS TO:

People and Pines LLC
15015 NW Cornelius Pass Rd
Portland, OR 97231

STATUTORY WARRANTY DEED

Aaron David McKay, with an address of 15015 NW Cornelius Pass Rd, Portland, OR 97231 ("Grantor"), conveys and warrants to People and Pines LLC, whose address is 15015 NW Cornelius Pass Rd, Portland, OR 97231, ("Grantee"), the following described real property (the "Property") free of encumbrances, except as specifically set forth herein:
Land in Klamath County, Oregon, described more particularly as follows:

3216 Delaware Ave, Klamath Falls, OR 97603

SEE ATTACHED AND INCORPORATED **EXHIBIT A**

The true consideration for this conveyance is \$ \$1.

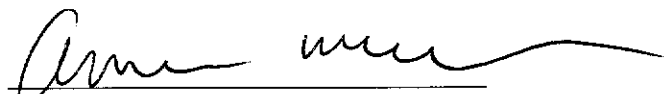
This property is free of liens and encumbrances, EXCEPT:
Exceptions in the covenants described in ORS 93.855(2)

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

Version 1.2 – July 31, 2015 Page 1 of 3

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED this 2nd day of June, 2017.

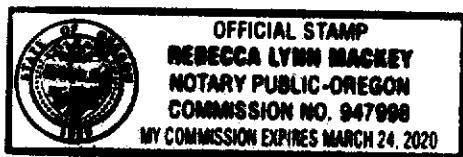

Grantor

STATE OF OREGON

COUNTY OF Klamath

} ss.

The foregoing instrument was acknowledged before me on this 2nd day of June, 2017, by Aaron David McKay, who acknowledged such instrument to be their free and voluntary act and deed, and on oath stated that they were duly authorized to execute such instrument.



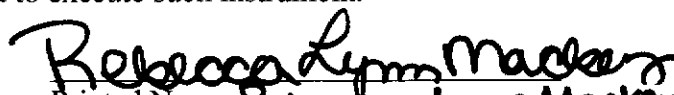

Printed Name: Rebecca Lynn Mackey
Notary Public in and for the State of Oregon

EXHIBIT A

Property Description

Lot 6, Block 4, First Addition to Altamont Acres, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

[illegible]