

**2017-007930**

**Klamath County, Oregon**

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Fee: \$47.00

Document prepared by:

Matt Bills, member of: 2977 Hwy K #228, O'Fallon, MO, 63368 ph:(888) 997-5317

Mail recorded document to:

Dream Big Land LLC, of: 2977 Hwy K #228, O'Fallon, MO, 63368

Send all future tax statements to:

Dream Big Land LLC, of: 2977 Hwy K #228, O'Fallon, MO, 63368

Parcel ID#: R384024

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**WARRANTY DEED**  
**(Pursuant to ORS 93.850)(2)**

THIS WARRANTY DEED, made this 11 day of July , 2017 , by and between:

Scott A. Thomas and Judy C. Thomas, married whose address is:  
PO BOX 663  
Chiloquin, Oregon 97624

("grantor"), and

Dream Big Land LLC, a Missouri Limited Liability Company  
2977 Hwy K #228  
O'Fallon, Missouri 63368

("grantee"). THE GRANTOR, for the true and actual consideration of \$3,375.75

Three Thousand Three Hundred Seventy Five Dollars and Seventy Five Cents

(Here comply with the requirements of ORS 93.030.)

The receipt of which is hereby acknowledged, conveys and warrants unto the grantee the following described real property, situated in Klamath County, Oregon, free of encumbrances except as specifically set forth herein: (Enter Legal Description)

Klamath Falls Forest Estates Hwy 66 Plat #1, Block 4, Lot 11

Commonly known as:

(If there are to be exceptions to the covenants described in ORS 93.850 (2)(c), here insert such exceptions.)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

Signed, sealed and delivered in presence of:

Signature: <u>Scott A. Thomas</u>	Signature: <u>Judy C. Thomas</u>
Print Name: <u>Scott A. Thomas</u>	Print Name: <u>Judy C. Thomas</u>
Capacity: <u>Grantor</u>	Capacity: <u>Grantor</u>
Signature: _____	Signature: _____
Print Name: _____	Print Name: _____
Capacity: _____	Capacity: _____

STATE OF Oregon }  
COUNTY OF Klamath Falls }

On this 13 of July, 2017 before me, a notary public, personally appeared  
Scott A. Thomas and Judy C. Thomas

\_\_\_\_\_, known or  
identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and who  
acknowledged to me he/she/they freely executed the same.

Witness my hand and seal

Karey E. O'Neil  
Notary Public  
Karey E. O'Neil  
Print name  
10-30-20  
My commission expires on

