

Firstam 7192-202107
RECORDING REQUESTED BY
DANIEL S. MARTIN AND TAMI M. MARTIN
640 PELICAN ST., KLAMATH FALLS, OR. 97601

2017-009088

Klamath County, Oregon

08/11/2017 01:31:00 PM

Fee: \$42.00

**AFTER RECORDING RETURN TO
AND SEND TAX STATEMENTS TO:**

Gorilla Capital OR 201 GF1, LLC
1342 High St. Eugene, OR 97401

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, that Daniel S. Martin and Tami M. Martin, (Grantors) do hereby grant, bargain, sell and convey to **Gorilla Capital OR 201 GF1, LLC**, (Grantee) and unto its successors and assigns, all of the Grantors' rights, title and interest remaining after that certain Sheriff's Sale conducted on JUNE 16TH, 2017 in and to that certain real property, more particularly described as follows (the "Property"),

Lot 1 in Block 17, track 1176, being a Resubdivision of Block 17 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Commonly known as: 640 PELICAN ST. KLAMATH FALLS, OR. 97601

including but not limited to all statutory rights of redemption pursuant to ORS 88.080 and ORS 18.960 to 18.993 and the Circuit Court of the State of Oregon for KLAMATH County, Case No. 1501136CV. Grantors jointly and severally represent and warrant to Grantee by signing below that the Grantors have not assigned, transferred, or relinquished their redemption rights in this Property to any other party:

The conveyance is subject to the following:

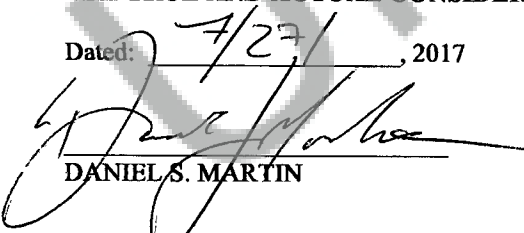
1. All easements, covenants, restrictions, conditions and encumbrances of record.

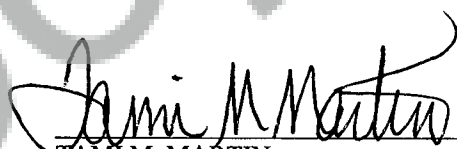
In construing this Instrument and whenever the context so requires, the singular becomes the plural.

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 AND FOREST PRACTICES AS DEFINED IN ORS 30.390.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$2,000.00 (See ORS 93.030).

Dated: 7/27, 2017


DANIEL S. MARTIN


TAMI M. MARTIN

STATE OF OREGON
COUNTY OF Lincoln

This instrument was acknowledged before me on the 27th of July, 2017 by DANIEL S. MARTIN and TAMI M. MARTIN.


NOTARY PUBLIC FOR OREGON

My Commission Expires: January 26, 2021

