



THIS SPACE RESERVED FOR

2017-011609

Klamath County, Oregon

10/12/2017 02:08:00 PM

Fee: \$47.00

After recording return to:

John Paul Sullivan

41734 Timber Circle

Klamath Falls, OR 97601

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

John Paul Sullivan

41734 Timber Circle

Klamath Falls, OR 97601

File No. 190631AM

STATUTORY WARRANTY DEED

RRE Properties, LLC, an Oregon Limited Liability Company

Grantor(s), hereby convey and warrant to

John Sullivan, an unmarried man

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

Parcel 2 of Land Partition 19-13, a replat of Lots 33, 34 and 35 in Block 1 of Tract No. 1077, Lakewoods Subdivision Unit No. 3, being in the Northeast One-Quarter of Section 5, Township 38 South, Range 5 East of the Willamette Meridian, Klamath County, Oregon filed October 21, 2013 in Volume 2013-011900, Records of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

R-3805-005A0-02300-000

The true and actual consideration for this conveyance is **\$217,500.00**.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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.

Dated this 11 day of October, 2017.


RRE Properties, LLC


Jake Rockwell, Member

State of Oregon} ss
County of Jackson}

On this 11th day of October, 2017, before me, Erin Riley a Notary Public in and for said state, personally appeared Jake Rockwell known or identified to me to be the Member in the Limited Liability Company known as RRE Properties, LLC who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.


Notary Public for the State of Oregon
Residing at: Medford
Commission Expires: 9-7-2018

