Returned at Counter

Grantor:

KLAMATH COUNTY SHERIFF'S OFFICE 3300 VANDENBERG ROAD KLAMATH FALLS, OR 97603

Grantee:

Gorilla Capital OR 201 GF1, LLC

After recording return to:

Gorilla Capital, Inc.

1342 High St.

Eugene, OR 97401

Until requested otherwise send all tax

statements to:

Gorilla Capital, Inc.

1342 High St.

Eugene, OR 97401

2017-012707 Klamath County, Oregon



11/03/2017 12:19:22 PM

Fee: \$52.00

SPACE RESERVED FOR RECORDER'S USE

THIS INDENTURE, Made this 11/3/2017, by and between Chris Kaber, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and Gorilla Capital OR 201 GF1, LLC., hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 16CV03275, Klamath County Sheriff's Office Number J16-0122, in which U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST was plaintiff(s) and EARL R HENRY III, INDIVIDUALLY AND AS PERSONAL REPRESENTATIVE OF THE ESTATE OF DOROTHY B. HENRY-LONG; KANDY S. HENRY-RUSSELL; BRADLEY A. HENRY; DANIEL W. LONG; RONALD T. LONG; UNKNOWN HEIRS OF DONALD L. LONG; RONALD T. LONG; UNKNOWN HEIRS OF DONALD L. LONG; VICTORIA L. LONG; SCOTT J. LONG; UNKNOWN HEIRS OF DOROTHY B. HENRY-LONG; GILCHRIST OWNER'S ASSOCIATION; RAY KLEIN, INC. D/B/A PROFESSIONAL CREDIT SERVICE; PARTIES IN POSSESSION was defendant(s), in which a Writ of Execution, which was issued on 10/04/2016, directing the sale of that real property, pursuant to which, on 04/28/2017 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$68,390.00, to Gorilla Capital, Inc, who was the highest and best bidder, that sum being the highest and best sum bid therefore. At the time of the sale, the purchaser paid the amount bid at the sale, a certificate of sale, as required by law, was duly executed and delivered to the purchaser.



The real property has not been redeemed from the sale, and the time for so doing has now expired. The grantee herein is the owner and holder of the Certificate of Sale and has delivered the certificate to grantor.

NOW, THEREFORE, by virtue of said Writ of Execution, and in consideration of the sum paid for the real property at the sale, the grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the grantee, grantee's heirs, successors, and assigns, that certain real property situated in Klamath County, Oregon, described as follows, to-wit:

DESCRIBED IN THE DEED OF TRUST AS:

LOT 24, TRACT 1318, GILCHRIST TOWNSITE, IN THE CONTY OF KLAMATH, STATE OF OREGON.

AND MORE ACCURATELY DESCRIBED AS:

LOT 24; TRACT 1318, GILCHRIST TOWNSITE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

The property is commonly known as:

137935 MANZANITA STREET, GILCHRIST, OR 97737

Together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and all of the interest of the defendant(s) (and each of them) in and to the real property;

TO HAVE AND TO HOLD the same unto the grantee and grantee's heirs, successors, and assigns forever.

The true and actual consideration paid for this Sheriff's Deed, stated in terms of dollars, is \$30.00.

IN WITNESS WHEREOF, the grantor has executed this instrument.

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

Chris Kaber, Sheriff of Klamath County, Oregon

Deputy Becky Contains

STATE OF OREGON

) ss

County of Klamath

This instrument was acknowledged before me on 11132017.

by Becky Collins, Deputy for Chris Kaber, as Sheriff of Klamath County.

Notary Public for the State of Oregon



