

2017-013672

Klamath County, Oregon

11/30/2017 09:18:00 AM

Fee: \$47.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
Everland DC, LLC
2653 Bruce B Downs Blvd #108-225
Wesley Chapel, FL 33544

WARRANTY DEED

THE GRANTOR(S),

- James Warren Loder, not married of 1217 SW Orchard St. Seattle, WA 98106, and Todd Green, not married of 1217 SW Orchard St. Seattle, WA 98106, 1217 SW Orchard St. Seattle, WA 98106,

for and in consideration of: Four Thousand Dollars and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Everland DC, LLC a Limited Liability Company with a mailing address of 2653 Bruce B Downs Blvd #108-225 Wesley Chapel, FL 33544,

the following described real estate, situated in the County of KLAMATH, State of Oregon:

Parcel ID

Recorder:Legal Description

R-3511-016A0-03500-000	Lot 43, Oregon Pines, according to the official plate thereof On file in the of the County Clerk of Klamath County, Oregon.
R-3511-016A0-03600-000	Lot 42, Oregon Pines, according to the official plate thereof On file in the of the County Clerk of Klamath County, Oregon.
R-3511-016A0-03700-000	Lot 41, Oregon Pines, according to the official plate thereof On file in the of the County Clerk of Klamath County, Oregon.

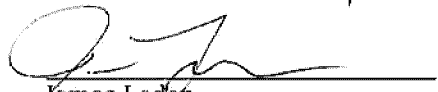
Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

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. 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.

Grantor Signatures:

DATED: November 21, 2017



James Loder
1217 SW Orchard St. Seattle, WA 98106

Grantor Signatures:

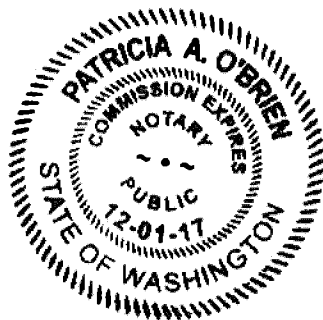
DATED: November 21, 2017

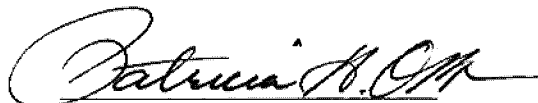


Todd Green
1217 SW Orchard St. Seattle, WA 98106

STATE OF Washington
COUNTY OF King, ss:

This instrument was acknowledged before me on this 21 day of November, 2017 by James Warren Loder, not married of 1217 SW Orchard St. Seattle, WA 98106, and Todd Green, not married of 1217 SW Orchard St. Seattle, WA 98106.





Notary Public
Signature of person taking acknowledgment

Notary
Title (and Rank)

My commission expires 12-01-2017