



THIS SPACE RESERVED FOR

2018-001598

Klamath County, Oregon

02/09/2018 11:58:01 AM

Fee: \$47.00

After recording return to:

Carol E. Royle, Bradley F. Royle and Mike D. Royle,
dba Mount Mazama Spring Water, an Assumed
Business Name

3028 Onyx Avenue

Klamath Falls, OR 97603

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

Carol E. Royle, Bradley F. Royle and Mike D. Royle,
dba Mount Mazama Spring Water, an Assumed
Business Name

3028 Onyx Avenue

Klamath Falls, OR 97603

File No. 213133AM

STATUTORY WARRANTY DEED

Klamath Fruit and Produce, Inc., an Oregon Corporation,

Grantor(s), hereby convey and warrant to

**Carol E. Royle, Bradley F. Royle and Mike D. Royle, dba Mount Mazama Spring Water, an Assumed
Business Name,**

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:

**Lot 20 in Block 3, Third Addition to Altamont Acres, according to the official plat thereof on file in the
office of the County Clerk, Klamath County, Oregon. Excepting therefrom: the Northerly 10 feet of Lot 20
in Block 3, Third Addition to Altamont Acres, as deeded to Klamath County by Bargain and Sale Deed on
January 17, 2002, Instrument M02-3093**

The true and actual consideration for this conveyance is \$199,000.00.

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:

Altamont

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 31 day of Jan 2018

Klamath Fruit and Produce, Inc., an Oregon Corporation

By: Kirk E. Johnson President
Kirk E. Johnson, President

By: Barbara L. Johnson Vice President
Barbara L. Johnson, Vice-President

State of Oregon } ss
County of Klamath }

On this 31 day of January, 2018, before me, Heather Anne Sciurba a Notary Public in and for said state, personally appeared Kirk E. Johnson, President & Barbara L. Johnson, Vice-President, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Heather Anne Sciurba
Notary Public for the State of Oregon
Residing at: Klamath County Oregon
Commission Expires: 12/17/2021

