



**2018-006714**

**Klamath County, Oregon**

**06/01/2018 02:50:00 PM**

**Fee: \$47.00**

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS:

Mountain West Investments LLC, a Delaware  
Limited Liability Company  
314 S. 7<sup>th</sup> Street, PMB #124  
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS:

Blue Sky Investment LLC, a Delaware  
Limited Liability Company  
314 S. 7<sup>th</sup> Street, PMB #124  
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:

Blue Sky Investment LLC.  
314 S. 7<sup>th</sup> Street, PMB #124  
Klamath Falls, OR 97601

**BARGAIN AND SALE DEED**

**MOUNTAIN WEST INVESTMENTS LLC, a Delaware Limited Liability Company,** hereinafter referred to as grantor, conveys to **BLUE SKY INVESTMENT LLC., a Delaware Limited Liability Company,** hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

A portion of Lots 23 and 24 of HOMEDALE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the Southwesterly boundary of Lot 23 of Homedale which point is North 66°33' West, 360.5 feet from the most Southerly corner of said Lot 23; thence North 66°33' West, 102.45 feet to a point; thence North 22°15' East a distance of 295.7 feet to a point on the Northerly line of Lot 24; thence South 70°37' East along the Northeasterly boundary of Lot 24 and 23 to a point 309.92 feet Northeasterly of the point of beginning; thence South 16°58 1/2' West 309.92 feet to the point of beginning.

Property ID No.: R549945  
Map Tax Lot No.: R-39093-011AD-04800-000

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for correction of vesting purposes only.

///

///

2018.

IN WITNESS WHEREOF, the grantor has executed this instrument this 1 day of <sup>June</sup>~~May~~,

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

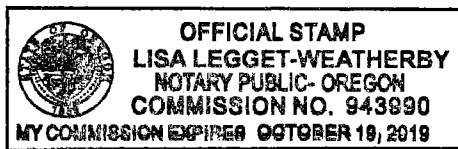
MOUNTAIN WEST INVESTMENTS LLC

By: 

Greg Felder, Authorized Representative

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 1 day of <sup>June</sup>~~May~~, 2018, by Greg Felder, as the sole member of Mountain West Investments LLC, a Delaware Corporation. <sup>sw</sup>



  
NOTARY PUBLIC FOR OREGON

My Commission expires: 10/19/19