



THIS SPACE RESERVED FOR

2018-012360

Klamath County, Oregon

10/09/2018 02:03:59 PM

Fee: \$87.00

After recording return to:

Meadors Invest Or LLC

331 Isabel Dr.

Medford, OR 97501

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

Meadors Invest OR, LLC

331 Isabel Dr.

Medford, OR 97501

File No. 258671AM

STATUTORY WARRANTY DEED

Jeffrey H. Sargo and Annette B. Sargo, Trustees of The Sargo 2001 Revocable Trust, dated July 3, 2001,

Grantor(s), hereby convey and warrant to

Meadors Invest OR, LLC, a Domestic Limited Liability Company,

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:

Lots 10 and 11 in Block 11 of INDUSTRIAL ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$76,500.00.

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:

2018-2019 Real Property Taxes, a lien not yet due and payable.

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 21st day of OCTOBER, 2018

The Sargo 2001 Revocable Trust

By: X Jeffrey H. Sargo, Trustee

By: X Annette B. Sargo, Trustee

State of CA) ss

County of Tuolumne

On this 21st day of OCT, 2018, before me, Lynn Ellen Bradley, a Notary Public in and for said state, personally appeared Jeffrey H. Sargo and Annette B. Sargo, Trustees of the Sargo 2001 Revocable Trust, 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.

Lynn Ellen Bradley
Notary Public for the State of CA

Residing at: Jamison, CA

Commission Expires: 23 3-23-22

LB

