

2018-013078

Klamath County, Oregon



00231003201800130780020026

10/26/2018 09:56:26 AM

Fee: \$87.00

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

After recording, return to:
Legacy Land Company LLC
5115 Excelsior Blvd #370
St. Louis Park, MN 55416

Until a change is requested,
all tax statements should be sent to:
Legacy Land Company LLC
5115 Excelsior Blvd #370
St. Louis Park, MN 55416

WARRANTY DEED

THE GRANTOR(S),
- Roberta Ann Lobo,

for and in consideration of: \$3,829.00 grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Legacy Land Company LLC, Peter Bonahoom, Member, 5115 Excelsior Blvd #370, St. Louis Park, Hennepin County, Minnesota, 55416,
the following described real estate, situated in the County of Klamath, State of Oregon:

Legal Description:

Lot 2, Block 134, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 4, as recorded in the office of the County Recorder of Klamath County, Oregon, consisting of 2.30 Acres. All surface rights are included, if any.

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.

Parcel ID: R-3811-012A0-01300-000

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: 9 OCT 18

Roberta Ann Lobo
Roberta Ann Lobo

STATE OF MAINE, COUNTY OF PENOBSCOT, ss:

This instrument was acknowledged before me on this 9 day of October, 2018 by Roberta Ann Lobo.

Heidi Sanders

Notary Public

Signature of person taking acknowledgment

Senior Customer Service
Title (and Rank)

My commission expires 10/17/23

Heidi Sanders
Notary Public, State of Maine
My Commission Expires October 17, 2023

