

2019-006520

Klamath County, Oregon

06/11/2019 08:25:01 AM

Fee: \$92.00

RETURN RECORDED DOCUMENT TO

Sevenstar Investments, LLC

10810 N Tatum Blvd Suite 102-841

Phoenix, AZ 85028

WARRANTY DEED

THE GRANTOR(S), DANIEL BALCAZAR & ROSA A. BALCAZAR, as husband and wife with the mailing address of 1808 TRINITY HL, MESQUITE, TX 75181 for and in consideration of the sum of \$2,400.00, and other valuable consideration, grants, bargains, sells, conveys and warranties to the **GRANTEE(S)**, SEVENSTAR INVESTMENTS, a Tennessee Limited Liability Company, with a mailing address of 10810 N TATUM BLVD, SUITE 102-841, PHOENIX, AZ 85028, the following described real estate situated in Klamath County, OR:

LEGAL DESCRIPTION:

LOT 02, BLOCK 27, KLAMATH FOREST ESTATES, 1ST ADDITION KLAMATH COUNTY, OREGON

PARCEL ID: 263164 (MTL: R-3510-022D0-01700-000)

SUBJECT TO: Current 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 the Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

- SIGNATURE PAGE TO FOLLOW -

GRANTOR SIGNATURE(S)


Signature

DANIEL BALCAZAR

Print Name

6/06/2019
Date

ACKNOWLEDGMENT OF INDIVIDUAL

STATE OF Texas)

COUNTY OF Harris)

The foregoing instrument was acknowledged before me this 6/6/19 (date), by
DANIEL BALCAZAR (name), who is personally known to me
or who has produced TX DL (type of identification) as identification.

NOTARY PUBLIC Witness my hand and seal

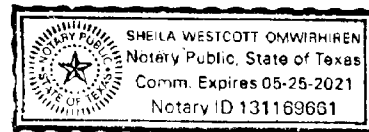
Sheila Omwirikiren
Print Name


Signature

5-25-21

My Commission Expires

131169661
Commission #



GRANTOR SIGNATURE(S)

Rosa A. Balcazar
Signature

ROSA A. BALCAZAR

Print Name

Date 6/06/19

ACKNOWLEDGMENT OF INDIVIDUAL

STATE OF Texas)

COUNTY OF Harris)

The foregoing instrument was acknowledged before me this 6/6/19 (date), by
ROSA A. BALCAZAR (name), who is personally known to me
or who has produced TXDL (type of identification) as identification.

NOTARY PUBLIC Witness my hand and seal

Sheila Omwihiren
Print Name

Sheila Omwihiren
Signature

S-25-21

My Commission Expires

131169661
Commission #

