

**2019-007935**

**Klamath County, Oregon**

**07/16/2019 08:42:01 AM**

**Fee: \$87.00**

WHEN RECORDED RETURN TO:

MAIL TAX STATEMENT TO:

Alpine Investments LLC, an Arizona Limited Liability Company, with a Mailing Address of 3104 E Camelback Rd 2219 Phoenix, AZ 85016

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**WARRANTY DEED**

THE GRANTOR(S),

- AK Land Invest, LLC, a Texas Limited Liability Company with a Mailing Address of 3915 Brighton Drive, Bryan, TX 77802,

for and in consideration of: 7,000 and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Alpine Investments LLC, an Arizona Limited Liability Company, with a Mailing Address of 3104 E Camelback Rd 2219 Phoenix, AZ 85016, the following described real estate, situated in the County of Klamath, State of Oregon:

R297618, R297627

Lot 03, Block 18, Ferguson Mountain Pines, 1st Addition

Lot 04, Block 18, Ferguson Mountain Pines, 1st Addition

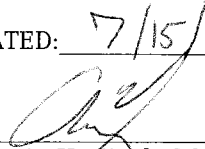
Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the 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.

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: 7/15/19

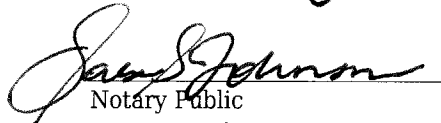
  
Austin Krajicek, Manager  
AK Land Invest LLC  
3915 Brighton Dr.  
Bryan, TX 77802

**Grantor Signatures:**

DATED: \_\_\_\_\_

STATE OF Texas  
COUNTY OF Brazos, ss:

This instrument was acknowledged before me on this 15<sup>th</sup> day of July  
2019 by Austin Krajicek, Manager AK Land Invest LLC.

  
Notary Public

Signature of person taking  
acknowledgment

Personal banker  
Title (and Rank)

My commission expires 03/20/2022

