

2019-009350

Klamath County, Oregon



00245452201900093500020020

08/16/2019 10:26:20 AM

Fee: \$87.00

Until a Change is Requested, All Tax  
Statements Shall be Sent to the Following:  
Klamath Falls Gun Club  
PO Box 1011  
Kamath Falls, OR 97601

After Recording Return to:  
Jered Reid  
35 SE C Street, Suite D  
Madras, OR 97741

### WARRANTY DEED

Klamath Gun Club, "Grantor," hereby conveys and warrants to Klamath Falls Gun Club, Grantee, the following described real property located in the County of Klamath and State of Oregon, free of encumbrances except as specifically set forth herein:

Klamath Gun Club Grounds:- All that portion of the Southeast quarter of the Northwest quarter (SE  $\frac{1}{4}$  of NW  $\frac{1}{4}$ ) of Section Seven, Township Thirty-eight South, Range Nine East, W.M. (7-38-9), lying westerly from the west line of the right of The Dalles- California Highway, being more particularly described as follows:-

Beginning at a point on the Westerly line of the sixty-foot right of way of The Dalles-California Highway, which point bears North Eighty-nine degrees Fifty-nine minutes West (N.89°59'). Three hundred sixty and three-tenths feet (360.3) from the Northeast corner of the Southeast quarter of the Northwest quarter (SE  $\frac{1}{4}$  of NW  $\frac{1}{4}$ ) of said Section Seven; thence, North eighty-nine degrees Fifty- nine Minutes West (N89° 59' W.) Nine Hundred Fifty-nine and Seven-tenths feet (959.7) feet; thence, South One Thousand Three Hundred Twenty feet (1,320); thence, South Eighty-nine degrees Forty-nine Minutes East (S. 89° 49' E.) Eight Hundred Thirty and Five-tenths feet (830.5), to a point on the said westerly right of way line, which point bears North Eighty-nine degrees Forty-nine Minutes West (N.89°49'W.). Four Hundred Eighty-nine and Five-tenths feet (489.5) from the center of said Section Seven; thence, following along the said westerly right of way line North Six Degrees Two Minutes East (N.6°02'E), One Thousand Two Hundred feet (1200); thence, along the arc of a curve to the left having a radius of Five Hundred Forty-three feet (543) a distance of One Hundred Twenty-seven and Two-tenths feet (127.2) to the point of beginning, and containing Twenty-seven and Thirty-two hundredths acres (27.32) more or less, in Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any; and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true consideration for this conveyance is Dissolution of Non-Profit corporation and transfer to similar non-profit corporation to perpetuate similar charitable purposes pursuant to Oregon law.

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, AND 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

Page 1 of 2 - Warranty Deed


Law Office of Jered Reid, LLC  
35 SE C Street, Suite D, Madras, OR 97741 - 541.475.1111


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.

GRANTOR:

DATED: 7/31/19

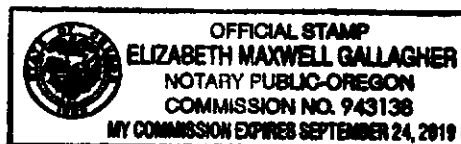
**Klamath Gun Club**

  
Joe Sammis, President  
Klamath Gun Club

 7/31/19  
Allan Brown, Secretary  
Klamath Gun Club

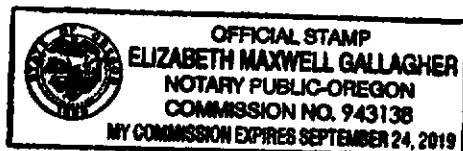
STATE OF OREGON           )  
  ) ss.  
County of Klamath        )

The foregoing instrument was acknowledged before me on July 31, 2019 by Joe Sammis, President of the Klamath Gun Club.



  
Notary Public for Oregon  
My Commission Expires:

The foregoing instrument was acknowledged before me on July 31, 2019 by Allan Brown, Secretary of the Klamath Gun Club.



  
Notary Public for Oregon  
My Commission Expires: