



THIS SPACE RESERVED FOR

2019-010984

Klamath County, Oregon

09/20/2019 09:09:01 AM

Fee: \$87.00

After recording return to:

Robert T. Mick and Carol B. Mick, Trustees of The
Bob and Carol Mick Trust

4002 El Cerrito Way

Klamath Falls, OR 97603

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

Robert T. Mick and Carol B. Mick, Trustees of The
Bob and Carol Mick Trust

4002 El Cerrito Way

Klamath Falls, OR 97603

File No. 322097AM

STATUTORY WARRANTY DEED

Ronne Residential, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Robert T. Mick and Carol B. Mick, Trustees of The Bob and Carol Mick Trust,

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:

**Lot 18, TRACT 1405, 12TH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on
file in the office of the County Clerk, Klamath County, Oregon.**

The consideration paid for the transfer is \$333,000.00, PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON
BEHALF OF GRANTOR/GRANTEE.

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:

2019-2020 Real Property Taxes, a lien not yet due and payable.

87

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 18th day of September, 2019.

Ronne Residential, LLC, an Oregon Limited Liability Company

By:

Michael J. Ronne, Member

State of Oregon} ss
County of Klamath}

On this 18th day of September, 2019, before me, Stacy Howard a Notary Public in and for said state, personally appeared Michael J. Ronne known or identified to me to be the Managing Member in the Limited Liability Company known as Ronne Residential, LLC, an Oregon Limited Liability Company who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Stacy Howard
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 10-19-19

