

**2019-014447**

Klamath County, Oregon

Returned at Counter

After recording return to:

Scott D. MacArthur  
Attorney at Law  
125 S. 6<sup>th</sup> Street  
Klamath Falls, OR 97601



00251522201900144470020021

12/12/2019 01:24:24 PM

Fee: \$87.00

Send Tax Statements to:

Round Lake Homes, LLC  
2950 Airway Avenue, Ste A-9  
Costa Mesa, CA 92627

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### **BILL OF SALE/DEED**

For adequate consideration and for purposes of consummating the sale of Round Lake Estates Mobile Home Park, the Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member, Grantor, grants, conveys, sales, transfers and delivers to Round Lake Homes, LLC., a California Limited Liability Company, Grantee, the improvements and other fixtures and tangible personal property situated on the following described property:

A 2005 Cavco, Trailer, Title No. Vehicle Identification No. # 46NPA162766001150, Mobile Home ID No. 317111, Situated on Space 81, Round Lake Estates Mobile Home Park, 4000 Round Lake Road, Spc 30, Klamath Falls, OR 97601.

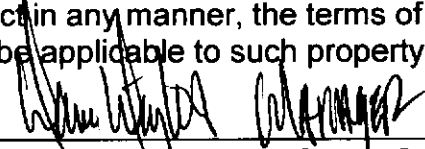
Said Improvements, fixtures and tangible personal property includes the following:

- \* 176 square foot cAVCO Model CCS1216SP3 Trailer.
- \* Electrical hook-up, Water hook-up, including pumps, piping and conduit for domestic water and electrical system.
- \* Furnishings and fixtures including...

The Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member, covenants and agrees that the Shaw Company, LLC., an Oregon Limited Liability Company, is the owner of the above described property and improvements and said property and improvements are free from encumbrances and on behalf of the Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member, has the right and authority to grant, convey, sell, transfer and deliver the same.

The Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member, expressly disclaim all warranties, either expressed or implied, including, but not limited to, any implied warranty of merchantability or fitness for a particular purpose. The Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member, neither assume nor authorize any other person to assume for it any liability in connection with the granting, conveyance, sale, transfer and delivering of the described property. The Shaw Company, LLC.,

an Oregon Limited Liability Company, by and through David Wright, Managing Member, disclaimer of warranties contained in this Bill of Sale/Deed does not affect in any manner, the terms of any warranty from the manufacturer of the described property that may be applicable to such property.

  
The Shaw Company, LLC., an Oregon Limited Liability Company, by and through David Wright, Managing Member

In Witness Whereof, Grantor, the Shaw Company, LLC, an Oregon Limited Liability Company, by David Wright, Member, has executed this instrument this 10<sup>th</sup> day of December, 2019.

I A notary public or other officer completing this certification verifies only the identity  
I of the individual who signed the document to which this certification is attached, and  
I not the truthfulness, accuracy or validity of that document  
I

STATE OF Oregon )  
County of Klamath ) ss.

On December 10, 2019 before me, Dona Nelson  
Notary Public, personally appeared, the Shaw Company, LLC, an Oregon Limited Liability Company, by David Wright, Member, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Oregon that the foregoing paragraph is true and correct.

WITNESS my hand and seal.

Signature Dona Alleen Nelson (Seal)

