



THIS SPACE RESERVED FOR RE

2019-014920

Klamath County, Oregon

12/23/2019 02:26:19 PM

Fee: \$87.00

After recording return to:

Robert Gyr Vieira and Old Republic Exchange, as

Qualified Intermediary for Robert Gyr Vieira

4118 Cross Rd.

Livermore, CA 94550

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

Robert Gyr Vieira and Old Republic Exchange, as

Qualified Intermediary for Robert Gyr Vieira

4118 Cross Rd.

Livermore, CA 94550

File No. 339396AM

STATUTORY WARRANTY DEED

Moss Rentals, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Robert Gyr Vieira,

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:

**A parcel of land situate in the NW1/4 of the NW1/4 of Section 12, Township 41 South, Range 10 East of the
Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:**

**Beginning at the Northeast corner of the Townsite of Clinton, Oregon, running thence South 297 feet;
thence East to Lost River; thence Northwesterly following said Lost River to the point of beginning, being
part of Lot 1, Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County,
Oregon.**

The consideration paid for the transfer is \$168,000.00, 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:

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 19th day of December, 2019

Moss Rentals LLC, an Oregon limited liability company

By: [Signature]
Randy Moss, Managing Member

State of Oregon } ss
County of Klamath }

On this 19 day of December, 2019, before me, Twila Jean Pellegrino a Notary Public in and for said state, personally appeared Randy Moss, Managing Member of Moss Rentals LLC, an Oregon Limited Liability Company, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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

Twila Jean Pellegrino
Notary Public for the State of Oregon
Residing at: Klamath County, Oregon
Commission Expires: 11-19-2022

