



THIS SPACE RESERVED FOR RECORD

2020-002256

Klamath County, Oregon

02/24/2020 03:11:32 PM

Fee: \$87.00

After recording return to:

High Peak Investments, LLC

20340 Empire Ave Suite E7

Bend, OR 97703

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

High Peak Investments, LLC

20340 Empire Ave Suite E7

Bend, OR 97703

File No. 343736AM

STATUTORY WARRANTY DEED

**Rosemarie Arbur and Steven Maier,
as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

High Peak Investments, LLC, an Oregon limited liability company,

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 22 in TRACT 1304 of PLEASANT VISTA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$25,000.00.

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:

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 14th day of February, 2020,

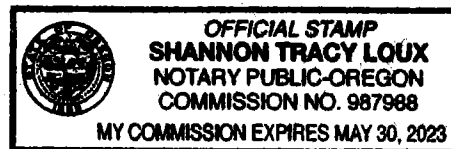
R Arbur
Rosemarie Arbur

Steven Maier
Steven Maier

State of Oregon } ss
County of Curry

On this 14 day of February, 2020, before me, Shannon Loux a Notary Public in and for said state, personally appeared Rosemarie Arbur and Steven Maier, 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.

Shannon Loux
Notary Public for the State of Oregon
Residing at: Redmond
Commission Expires: 5/30/23



State of Oregon } ss
County of Curry

On this 21st day of February, 2020 before me
Gail Joan Foley a Notary Public in and for said state
personally appeared Steven Maier, 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 executed same.

In witness whereof I have hereunto set my hand and
affixed my official seal the day and year in this
certificate first written

Gail Joan Foley
Notary Public for the state of Oregon
Residing at: Brookings
Commission Expires: 09/17/2022

