



THIS SPACE RESERVED FOR

**2020-003803**

**Klamath County, Oregon**

03/31/2020 09:22:27 AM

Fee: \$87.00

After recording return to:

Don Purio, Inc., an Oregon Corporation

3245 Homedale Rd

Klamath Falls, OR 97603

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

Don Purio, Inc., an Oregon Corporation

3245 Homedale Rd

Klamath Falls, OR 97603

File No. 358058AM

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### STATUTORY WARRANTY DEED

**Putnam, LLC, an Oregon Limited Liability Company,**

Grantor(s), hereby convey and warrant to

**Don Purio, Inc., an Oregon Corporation,**

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 situated in the SE1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being a portion of Lot 1, Lot 2 and a portion of Lot 3 of Bailey Tracts and more particularly described as follows;**

**Beginning at a point on the West line of Homedale Road from which the Northeast corner of Bailey Tracts bears North 00°02'00" East 130.50 feet; thence along said West line South 00°02'00" West 697.92 feet; thence leaving said West line South 89°53'28" West 308.64 feet to the West line of Lot 3 of Bailey Tracts; thence along said West line and the West lines of Lots 2 and 1 of Bailey Tracts North 00°01'24" East 697.92 feet; thence North 89°53'28" East 308.76 feet to the point of beginning.**

The true and actual consideration for this conveyance is \$600,000.00.

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:

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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 20 day of MARCH, 2020.

Putnam, LLC, an Oregon Limited Liability Company

By: [Signature]  
Tom Putnam, member

State of Oregon} ss  
County of Klamath}

On this 20 day of March, 2020, before me, Lisa Legget-Weatherby a Notary Public in and for said state, personally appeared Tom Putnam known or identified to me to be the Managing Member in the Limited Liability Company known as Putnam LLC 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.

[Signature]  
Notary Public for the State of Oregon

Residing at: Oregon

Commission Expires: 10/1/2023

