



**2020-006018**

**Klamath County, Oregon**

**05/14/2020 02:32:25 PM**

**Fee: \$87.00**

THIS SPACE RESERVED FOR

After recording return to:

Scott Key Campbell and Kimberly Sue Prator  
Campbell

32323 Modoc Point Rd Space 4

Chiloquin, OR 97624

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

Scott Key Campbell and Kimberly Sue Prator  
Campbell

32323 Modoc Point Rd Space 4

Chiloquin, OR 97624

File No. 369971AM

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### STATUTORY WARRANTY DEED

**Cornerstone Investments LLC, a Wyoming Limited Liability Company,**

Grantor(s), hereby convey and warrant to

**Scott Key Campbell and Kimberly Sue Prator Campbell, as Tenants by the Entirety,**

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:

**Parcel 1 of Minor Land Partition 24-88, more particularly described as follows:**

**A tract of land situated in Government Lots 6 and 11 of Section 18, Township 35 South, Range 7 East of the  
Willamette Meridian, Klamath County, Oregon, more particularly described as follows:**

**Beginning at the Northeast corner of Parcel 3 of Minor Land Partition 36-83, from which the N1/4 corner of  
said Section 18 bears North 00°09'35" East 1282.76 feet; thence South 89°06'14" West 493.51 feet to the  
Northwest corner of said Parcel 3; thence South 00°54'18" East, along the West line of said Parcel 3, 172.06  
feet; thence North 89°06'14" East 490.31 feet to the East line of said Parcel 3; thence North 00°09' 35" East  
172.09 feet to the point of beginning, with bearings based on survey of Minor Land Partition No. 24-88.**

The true and actual consideration for this conveyance is \$29,000.00.

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:

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 13<sup>th</sup> day of May, 2020

Cornerstone Investments LLC

By: X [Signature]

Zach Winner, Member

State of California } ss

County of Los Angeles

On this 13<sup>th</sup> day of May, 2020, before me, Travis Owens a Notary Public in and for said state, personally appeared Zach Winner, Member of Cornerstone Investments, LLC, 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.

Notary Public for the State of California  
Residing at: Los Angeles  
Commission Expires: 1/15/22

