

File No.

2020-007556

Klamath County, Oregon 06/19/2020 03:41:10 PM

Fee: \$97.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to: Christian Futures Inc., an Oregon corporation Attn: Jared Christian, 3112 Industrial Ave Springfield, OR 97478 Until a change is requested all tax statements shall be sent to the following address: Christian Futures Inc., an Oregon corporation Attn: Jared Christian, 3112 Industrial Ave Springfield, OR 97478 334555AM

## STATUTORY WARRANTY DEED

Gail A. Wyman, Trustee of the Max H. Wyman Residuary Trust, as to an undivided 1/2 interest; Ann McCall Wyman, as to an undivided 1/16 interest;

Deehan Marie Wyman, as to an undivided 1/16 interest;

Virginia D. Wyman, Trustee of the Virginia Wyman Revocable Trust dated May 22, 2012, as to an undivided

Ann McCall Wyman; Deehan Wyman; and Virginia D. Wyman, Trustee of the Virginia Wyman Revocable Trust dated May 22, 2012, as to an undivided 5/16 interest; all as tenants in common,

Grantor(s), hereby convey and warrant to

## Christian Futures 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:

The S 1/2 S 1/2 NW 1/4 NE 1/4, SW 1/4 NE 1/4, NW 1/4 SE 1/4, N 1/2 SW 1/4 SE 1/4, N 1/2 N 1/2 S 1/2 SW 1/4 SE 1/4 of Section 33, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING that portion conveyed to State of Oregon, by and through its Department of Transportation, Highway Division, recorded July 16, 1990 in Book M90, page 14028, records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$120,000.00.

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:



Page 2 Statutory Warranty Deed Escrow No. 334555AM

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.

LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS	S 2010.
Dated this 18 day of June, 2020.	
Virginia Wyman Revocable Trust	
By: Virginia Wyman, Trustee	
Vagina Wyman, Flasco	
Deehan Marie Wyman	
Max H Wyman Residuary Trust	
By:	
Ann McCall Wyman	
1/2	
State of \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\	
On this 10 day of May, 2020, before me, Sally Park	N. B.W. 10
personally appeared Virginia Wyman, Trustee of the Virginia Wyman Revoc	a Notary Public in and for said state, cable Trust, and Ann McCall Wyman known or
identified to me to be the person(s) whose name(s) is are subscribed to the whe/she/they executed same.	rithin Instrument and acknowledged to me that
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my office above written.	cial seal the day and year in this certificate first
above wither	##D000000000
Notary Public for the State of (1) A	SALLY PARK
Residing at: Rellevue  Commission Expires: 06/19/2021	NOTARY PUBLIC #192780 STATE OF WASHINGTON
	OMMISSION EXPIRES
State of } ss County of }	JUNE 19, 2021
On this day of May, 2020, before me, personally appeared Deehan Marie Wyman known or identified to me to be to	a Notary Public in and for said state, 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 office.	
above written.	oral scar the day and year in this confincate first
Notary Public for the State of	
Residing at:  Commission Expires:	
State of } ss	
State of } ss County of }	
On this day of May, 2020, before me,	a Notary Public in and for said state,
personally appeared Gall A Wyman, Trustee of the Max H Wyman Residuar person(s) whose name(s) is/are subscribed to the within Instrument and ackn	owledged to me that he/she/they executed same.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my office above written.	cial seal the day and year in this certificate first
Notary Dublic Constants	
Notary Public for the State of	
Residing at:  Commission Expires:	

BÉFORE 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 18 day of Jone	, <u>2020</u> .	
Virginia Wyman Revocable Trust		
By:		
Virginia Wyman, Trustee		·
Deehan Marie Wyman		
Deenan mane wyman		
Max H Wyman Residuary Trust		
n Mill har a - Toules		•
By: Jai A wyne, Truster		
Gail A. Wyman, Trustee		
Ann McCall Wyman		
The same of the sa		
State of } ss		
State of } ss County of }		
-		
On this day of May, 2020, before me,		a Notary Public in and for said state,
personally appeared Virginia Wyman, Trustee of the V	irginia Wyman Revocable Trust.	and Ann McCall Wyman known or
identified to me to be the person(s) whose name(s) is/a	re subscribed to the within Instru	ment and acknowledged to me that
he/she/they executed same,		
IN WITNESS WHEREOF, I have hereunto set my har	nd and affixed my official seal the	day and year in this certificate first
above written.		
Notary Public for the State of		
Residing at:		
Residing at:Commission Expires:		
Definition Depires.		
State of 3 ss		
State of} ss County of}		
On this day of May, 2020, before me,		a Notary Public in and for said state,
personally appeared Deehan Marie Wyman known or i	dentified to me to be the person(s	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 han	d and affixed my official seal the	day and year in this certificate first
above written.		
Dilli Control		
Notary Public for the State of		
Residing at:		
Commission Expires:		
State of WASHINGTON } ss		
County of THIRETON }		
County of THURSTON June 1841		
On this 15th day of May, 2020, before me, DH	1 notu an	a Nata-, Dublic in and formal large
personally appeared Gail A Wyman, Trustee of the Ma	x H Wyman Residuany Trust kno	a Notary Public in and for said state,
person(s) whose name(s) is/are subscribed to the within	Instrument and acknowledged to	o me that he/she/they executed same
IN WITNESS WHEREOF, I have hereunto set my han	d and affixed my official seal the	day and year in this certificate first
above written.	a manufacture of the second the	any and your in this continuate first
CAN 11 +	D H Worthan	
XH Wor	Notary Publi State of Washin	
Notary Public for the State of WASHINGTON	Commission Number	209603
Residing at: Laver Wot	My Commission 1 August 1, 20	
Commission Expires: Oblow 12023	Variation Valley 1, 70	

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 18 day of JUNE, 2020.
Virginia Wyman Revocable Trust
By: Virginia Wyman, Trustee  Debhar Marie Wyman  Deehan Marie Wyman
Max H Wyman Residuary Trust
By: Gail A. Wyman, Trustee
Ann McCall Wyman
State of } ss County of }
On this a Notary Public in and for said state, personally appeared Virginia Wyman, Trustee of the Virginia Wyman Revocable Trust, and Ann McCall Wyman 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
State of
On this day of May, 2020, before me, LVCI S. Deles a Notary Public in and for said state, personally appeared Deehan Marie Wyman 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.
huci SMe
Notary Public for the State of WAR Residing at: AUGUSTA AVENE, SUQJAMUSH Commission Expires: 2,28.2023 LUCI S. Del CS600 # 125712 My Comm. Expires Feb 28, 2023
State of } ss County of }
On this day of May, 2020, before me, a Notary Public in and for said state, personally appeared Gail A Wyman, Trustee of the Max H Wyman Residuary Trust 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 Residing at:
Commission Expires: