

Grantor's Name and Address
Gary L. Albery
32190 Rivers Drive
Ciloquin, Oregon 97624
Grantee's Name and Address
Albery's LLC, an Idaho Limited Liability
Company
4668 S. Glenmere Way
Meridian, Idaho 83642

After recording, return to:
DEASON GARNER & HANSEN
6024 E. 32nd Street
Yuma, AZ 85365

Until requested otherwise, send all tax statements to:
Albery's LLC, an Idaho Limited Liability
Company
4668 S. Glenmere Way
Meridian, Idaho 83642

2020-011160

Klamath County, Oregon



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09/03/2020 12:40:04 PM

Fee: \$92.00

STATUTORY WARRANTY DEED

The GLA Trust, dated April 5, 2018, Grantor, conveys to Albery's LLC, an Idaho Limited Liability Company, the following real property free of liens and encumbrances, except as specifically set forth herein:

SEE EXHIBIT A, ATTACHED HERETO

SUBJECT TO: Easements, conditions and restrictions of record on file with the County of Klamath.

The true consideration for this conveyance is \$ NONE (Here, comply with the requirements of ORS 93.030.)

This instrument has been prepared by Deason Garner & Hansen solely from information provided by the client. There are no express or implied guarantees as to marketability of title, accuracy of the property or property legal description or quantity of land described, as no examination of title property was requested by client.

DATED: Aug 14, 2020

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.


GARY L. ALBERY, TRUSTEE

STATE OF ~~ARIZONA~~ Oregon
COUNTY OF ~~YUMA~~ Klamath

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This instrument was acknowledged before me on Aug 14, 2020, 2020, by GARY L. ALBERY, TRUSTEE.

Laurel Diane Duffus
Notary Public
My commission expires 2-11-2022



Unofficial
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EXHIBIT A

A parcel of land situated in the SW ¼ of Section 20, Township 35 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Parcel 1 of Partition 28-92 filed August 18, 1992 in Klamath County, Oregon.

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