



2020-011672

Klamath County, Oregon

09/15/2020 08:37:00 AM

Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Cathy E Suroviak

1006 NE Steins Pillar Dr

Prineville, OR 97754

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

Cathy E Suroviak

1006 NE Steins Pillar Dr

Prineville, OR 97754

File No. 400459AM

STATUTORY WARRANTY DEED

Michele Kliever RLT, LLC

an Inactive Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Cathy E Suroviak,

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 16 in Block 5, WAGON TRAIL ACREAGES NO. ONE, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

2309-001A0-05200

The true and actual consideration for this conveyance is \$62,000.00.

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:

"2020-2021 Real Property Taxes, a lien not yet due and payable"



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 11th day of Sept., 2020

Michele Kliever RLT, LLC by:

By: Michele Kliever
Michele Kliever, Trustee/Member

State of ORE } ss
County of Polk }

On this 11th day of Sept, 2020, before me Jacklyn Raymond a Notary Public in and for said state, personally appeared Michele Kliever known or identified to me to be the Managing Member in the Limited Liability Company known as Michele Kliever RLT, 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.

Jacklyn Raymond
Notary Public for the State of OR
Residing at: Polk County
Commission Expires: 3/23/2024

