

2020-012156

Klamath County, Oregon



00266103202000121560020022

09/23/2020 02:57:40 PM

Fee: \$87.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
MY Land Company
1037 NE 65TH ST #81922
Seattle, WA 98115

WARRANTY DEED

THE GRANTOR(S),

- Buffy F. Hopkins, 17812 Killion Street Unit K Encino, CA 91316,

for and in consideration of: and other good and valuable consideration grants, bargains,
sells, conveys and warranties to the GRANTEE(S):

- MY Land Company, LLC with a mailing address of 1037 NE 65TH
ST #81922 Seattle WA 98115,
the following described real estate, situated in the County of KLAMATH, State of Oregon:

Lot 10, Block 8, Tract No. 1107, FIRST ADDITION TO SPRAGUE RIVER PINES, according
to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

The true and actual consideration for this transfer is \$2,000.00.

R-3408-022C0-08300-000

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions,
restrictions, rights of way and easements of record the grantor hereby covenants with the
Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and
has good right to sell and convey the same; and that Grantor, his heirs, executors and
administrators shall warrant and defend the title unto the Grantee, his heirs and assigns
against all lawful claims whatsoever.

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. 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.



Grantor Signatures:

DATED: 8/25/2020

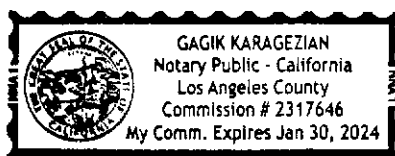
Grantor Signatures:

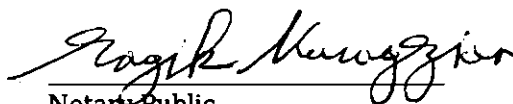
DATED: _____

17812 Killion Street Unit K Encino, CA
91316

STATE OF California
COUNTY OF Los Angeles

This instrument was acknowledged before me on this 25 day of Aug,
2020 by Buffy F. Hopkins





Notary Public

Signature of person taking
acknowledgment

Notary Public
Title (and Rank)

My commission expires 01/30/2024

