

2020-012337

Klamath County, Oregon

09/28/2020 08:34:05 AM

Fee: \$97.00

After recording, return to:

**Land Sales, LLC
522 S. Hunt Club Blvd, Ste 566
Apopka, FL 32703**

**Until a change is requested,
all tax statements should be sent to:**

**Land Sales, LLC
522 S. Hunt Club Blvd, Ste 566
Apopka, FL 32703**

WARRANTY DEED

Under ORS 93.850

The grantor,

**Michael C. Gilbert and Angel Kerr-Gilbert
1398 Madcap Ln
Gardnerville, NV 89410**

for the true and actual consideration of \$10.00

Ten Dollars and Zero Cents

CONVEYS AND WARRANTS to the grantee,

**Land Sales, LLC, a Florida Limited Liability Company
522 S. Hunt Club Blvd, Ste 566
Apopka, FL 32703**

**the following described real property, free of encumbrances, except as specifically
set forth herein:**

See Exhibit A

Source of Title:

Being the same properties conveyed to Michael C. Gilbert and Angel Kerr-Gilbert, recorded August 6th, 2009, in the records of the Klamath County Clerk, Oregon. Doc 2009-010590.

This conveyance is made subject to:

Easements, restrictions, and rights of way appearing of record or enforceable in law and equity.

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Signed, sealed, and delivered on this 28th day of Sept., 2020, in the presence of:



Signature

Michael C. Gilbert

Print Name

Grantor

Capacity



Signature

Angel Kerr-Gilbert

Print Name

Grantor

Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF NEVADA

COUNTY OF DOUGLAS

On this 28th day of September, 2020, before me, Notary Public in and for said state, personally appeared Michael C. Gilbert & Angel Kerr-Gilbert

identified to be the person whose name is subscribed to the within instrument, and who acknowledged to me _____ freely executed the same.

Signature: 

Print Name: J. Marie Wilson

Title: CNSA

My Commission Expires: 10/10/2022

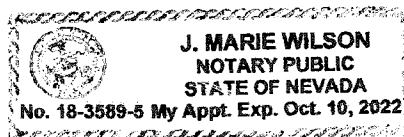


Exhibit A

**Lots 18, 19, 20, 21 and 23 in Block 9 KLAMATH FALLS FOREST ESTATES
HIGHWAY 66 UNIT, Plat No. 1, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.**

Tax Account No:	3711-015B-01600-000	Key No:	384426
Tax Account No:	3711-015B-01700-000	Key No:	384417
Tax Account No:	3711-015B-02400-000	Key No:	384408
Tax Account No:	3711-015B-02500-000	Key No:	384435
Tax Account No:	3711-015B-02600-000	Key No:	384444