

**2020-013833**

**Klamath County, Oregon**

**10/27/2020 08:32:00 AM**

**Fee: \$87.00**

WHEN RECORDED MAIL TO:

Unmanned Land LLC  
1887 Whitney Mesa Drive #1627  
Henderson, NV 89014

\*Send tax statements to the above address

## **WARRANTY DEED**

THE GRANTOR(S): A.R.W. SPARROW LIMITE LIABILITY COMPANY, with a mailing address of 22182 Western Blvd Apt 1, Hayward, CA 94541 for and in consideration of: TEN Dollars and other valuable consideration; grants, bargains, sells, conveys and warranties to

the GRANTEE(S): Unmanned Land, LLC, a New York Limited Liability Company with a mailing address of 1887 Whitney Mesa Drive #1627, Henderson, NV 89014 the following described real estate situated in the County of KLAMATH, State of OREGON:

**Parcel ID:**  
R283990

**Recorder: Legal Description**  
LOT 58, BLOCK 18, 1.54 ACRE LOT OREGON PINES, KLAMATH COUNTY, OREGON.

SUBJECT TO: Current 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 the 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 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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:** October 20, 2020

**Signature:** *Arlene Sparrow*  
Arlene Sparrow, Owner  
22182 Western Blvd Apt 1  
Hayward, CA 94541

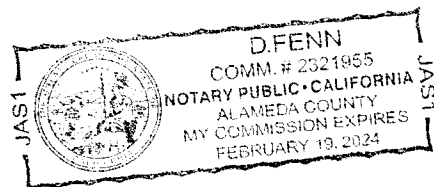
**Acknowledgment of Individual**

STATE OF California  
COUNTY OF Alameda

The foregoing instrument was acknowledged before me this October 20, 2020 (date), by  
Arlene Sparrow, who is personally known to me or who has produced  
Ca. driver's License (type of identification) as identification.

**Notary Public**

*D. Fenn*  
Notary Signature



Printed Name: D. Fenn

My Commission Expires: 02/19/2024

Commission # 2321955