

2021-003503

Klamath County, Oregon

03/09/2021 08:14:01 AM

Fee: \$87.00

WHEN RECORDED RETURN TO: MAIL
TAX STATEMENT TO:

Generation Family Properties
5270 W 84th St, Suite 310
Bloomington, MN 55437

WARRANTY DEED

THE GRANTOR(S),

- VIRGINIA MCMARON, a Unmarried (widowed) female whose mailing address is 278
LOS REYES DRIVE SAN DIEGO, CA 92114-4533

for and in consideration of: \$5508.00 Five thousand five hundred and eight dollars and
zero cents and other good and valuable consideration grants, bargains, sells, conveys
and warranties to the

GRANTEE(S):

- Generation Family Properties, LLC, a Minnesota Limited Liability Company with a
mailing address of 5270 W 84th St, Suite 310, Bloomington, MN 55437,

the following described real estate, situated in the County of Klamath, State of OR:

KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT PLAT NO 2 Block - 47 Lot -
11 and by APNs# R468899

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.

DATED: March 1 2021

Virginia J. McMaron

VIRGINIA MCMARON
7015 MADRONE AVE
SAN DIEGO, CA 92114-4533

STATE OF California
COUNTY OF San Diego, ss:

This instrument was acknowledged before me on this 1st day of March 2021,
_____ by VIRGINIA MCMARON.

[Signature]
Notary Public

Signature of person taking acknowledgment

Notary Public
Title (and Rank)

My commission expires 10-5-21

