

**2021-003856**

**Klamath County, Oregon**

**03/16/2021 09:54:00 AM**

**Fee: \$92.00**

**WHEN RECORDED MAIL TO:**

Send future Tax Bills to:

Creekside Developments, LLC

1920 Dresden Dr. NE #190981

Brookhaven, GA 30319

## **WARRANTY DEED**

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.

THE GRANTOR(S): COLE J. & YVONNE C. PRICE, with a mailing address of 1158 Salido Ave, Lady Lake, FL 32159 for and in consideration of: TEN Dollars and other valuable consideration; grants, bargains, sells, conveys and warranties to

the GRANTEE(S): Creekside Land Trust, Scott Todd, with a mailing address of 1936 Bruce B. Downs #551, Wesley chapel, Florida 33544 the following described real estate situated in the County of KLAMATH, State of OREGON:

**Parcel ID:** R263093 & R263217

**Recorder: Legal Description**

SEE SCHEDULE A

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.

Dated: 3/10/2021  
Signature: Cole J. Price  
COLE J. PRICE  
1158 Salido Ave, Lady Lake, FL 32159

Dated: 3/10/2021  
Signature: Yvonne C. Price  
YVONNE C. PRICE  
1158 Salido Ave, Lady Lake, FL 32159

**Acknowledgment of Individual**

STATE OF Florida

COUNTY OF Sumter

The foregoing instrument was acknowledged before me this 3/10/2021 (date), by  
COLE J. & YVONNE C. PRICE, who is personally known to me or who has produced  
drivers licenses (type of identification) as identification.

☒ by means of  
physical presence or  
☐ online notarization

**Notary Public**

Sarah Sartori  
Notary Signature



Printed Name: Sarah Sartori

My Commission Expires: 3/15/2022

Commission # GG 197171

## **SCHEDULE A**

R263093: LOT 50, BLOCK 12, SECTION 22, TOWNSHIP 35 S, RANGE 10 E WILLAMETTE MERIDIAN, per Drawing 13-313-T; Sheet 7-16, dated May 6, 1955, as recorded in the County Recording Office, 301 Main Street, Klamath Falls, Oregon.

R263217: LOT 7 in BLOCK 27 FIRST ADDITION TO KLAMATH FOREST ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.