

2021-005166

Klamath County, Oregon

04/06/2021 08:07:00 AM

Fee: \$87.00

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

WHEN RECORDED RETURN TO:

MAIL TAX STATEMENTS TO:

Ace Land Investments

PO Box 23740

Overland Park, KS 66283

WARRANTY DEED

THE GRANTOR(S),

- Roger J Vandaele, Jr. and Mary S Vandaele as Co-Trustees of the Roger and Susan Vandaele Family Trust, a trust established under laws of the State of Idaho by an agreement dated March 3, 2016, whose current address is 14710 Wen Jeff Lane, Caldwell, Idaho 83607 with a mailing address of 14710 Wen Jeff Ln, Caldwell, ID 83607

for and in consideration of: \$10 grants, bargains, sells, conveys and warranties to the GRANTEE(S): Ace Land Investments LLC with a mailing address of PO Box 23740, Overland Park, KS 66283

The following described real estate, situated in County of Klamath, State of Oregon:

(legal description):

Parcel #1 Lot 46 of Block 18 of Oregon Pines as recorded in Klamath County, Oregon described above.

Tax Parcel Number: 285694

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, 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 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

GRANTOR SIGNATURES:

DATED: 4/2/21

R J Vandaele Jr Co-Trustee

Roger J Vandaele, Jr, Co-Trustee
14710 Wen Jeff Ln
Caldwell, ID 83607

GRANTOR SIGNATURES:

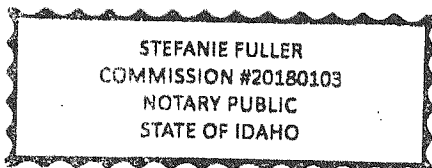
DATED: 4/2/21

Mary Susan Vandaele Co-Trustee

Mary Susan Vandaele Co-Trustee
14710 Wen Jeff Ln
Caldwell, ID 83607

STATE OF Idaho, COUNTY OF Carson, ss

On this 2 day of April, 2021, before me,
Stefanie Fuller, personally appeared Roger J Vandaele, Jr. and Mary S Vandaele, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as for the purposes therein contained.



In witness whereof I hereunto set my hand and official seal.

Stefanie Fuller
Notary Public nampa
Signature of person taking
acknowledgement

My commission expires 1-27-2024