

2021-006541

Klamath County, Oregon

04/27/2021 09:25:00 AM

Fee: \$87.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
Home BASE Properties, LLC
935 Oak Timber Drive
Onalaska, WI 54650

WARRANTY DEED

THE GRANTOR(S),

- Peter Fodor, 28494 AVION CIR, CASTAIC, CA 91384,

for and in consideration of: \$5699 and other good and valuable consideration grants,
bargains, sells, conveys and warranties to the GRANTEE(S):

- Home BASE Properties, LLC, a Wisconsin limited Limited Liability
Company with an address of 935 Oak Timber Drive, Onalaska, Wisconsin
54650,

the following described real estate, situated in the County of KLAMATH, State of Oregon:

LOT 21, BLOCK 80, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66, PLAT 4,
KLAMATH COUNTY, OREGON

Parcel number: 3711-E14C0-03500

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.

Grantor Signatures:

DATED: 4/13/21

Peter Fodor

PETER FODOR
28494 AVION CIR, CASTAIC, CA 91384

Grantor Signatures:

DATED: _____

STATE OF CA
COUNTY OF Los Angeles, ss:

This instrument was acknowledged before me on this 13th day of April, 2021,
_____ by Peter Fodor.

[Signature]

Notary Public

Signature of person taking
acknowledgment

Notary Public

Title (and Rank)

My commission expires 05-07-2022

