

2021-006888

Klamath County, Oregon

05/03/2021 02:37:00 PM

Fee: \$92.00

After recording, return to:
Krebs Realty, LLC
9208 NE Hwy 99,
Suite 107-51
Vancouver, WA 98665

Until a change is requested,
all tax statements should be sent to:
Krebs Realty, LLC
9208 NE Hwy 99,
Suite 107-51
Vancouver, WA 98665

WARRANTY DEED

Under ORS 93.850

The grantor,
Pelican Post No. 1383, Veterans of Foreign Wars of the United States

for the true and actual consideration of \$2,633.00
Two thousand six hundred and thirty three dollars
CONVEYS AND WARRANTS to the grantee,
Krebs Realty, LLC
9208 NE Hwy 99,
Suite 107-51
Vancouver, WA 98665

the following described real property, free of encumbrances, except as specifically
set forth herein:
Lot 15 in Block 20, Tract 1027, MT. SCOTT MEADOW, according to the
official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon

Parcel ID: 3107-012D0-03300
And commonly known as: No street address

Source of Title:

Being the same property conveyed by statutory warranty deed from Darrell A. Elliott and Marjorie H. Elliott to Pelican Post No. 1383, Veterans of Foreign Wars of the United States, recorded August 17, 2012 in the records of the Klamath County Clerk, Oregon, filing number 2012-009097.

This conveyance is made subject to:

N/A

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Signed, sealed, and delivered on this 3rd day of May, 2021, in the presence of: Notary Public

[Signature]
Signature
Christopher Molineaux
Print Name
Quartermaster, VFW Post 1383
Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF Oregon
COUNTY OF Klamath

On this 3rd day of May, 2021, before me, Notary Public in and for said state, personally appeared Christopher Molineaux

identified to be the person whose name is subscribed to the within instrument, and who acknowledged to me did freely executed the same.

Signature: [Signature]
Print Name: Vivian Michelle Garcia
Title: Notary Public
My Commission Expires: 12/22/24

