

2021-007723

Klamath County, Oregon

05/14/2021 10:41:00 AM

Fee: \$102.00

RETURN RECORDED DOCUMENT TO

Sevenstar Investments, LLC
10810 N Tatum Blvd Suite 102-841
Phoenix, AZ 85028

SEND TAX STATEMENTS TO

Sevenstar Investments, LLC
10810 N Tatum Blvd Suite 102-841
Phoenix, AZ 85028

WARRANTY DEED

THE GRANTOR(S), DAVID S. SCHIEFEN AND JUDITH A. SCHIEFEN, CO-TRUSTEES OF THE DAVID AND JUDITH SCHIEFEN 2001 TRUST DATED MAY 7, 2001 with the mailing address of 880 SERENIDAD PL, GOLETA, CA, 93117 for and in consideration of the sum of \$6,840.00, and other valuable consideration, grants, bargains, sells, conveys and warranties to the **GRANTEE(S)**, SEVENSTAR INVESTMENTS, a Tennessee Limited Liability Company, with a mailing address of 10810 N TATUM BLVD, SUITE 102-841, PHOENIX, AZ 85028, the following described real estate situated in Klamath County, OR:

LEGAL DESCRIPTION:

Block 29, Lot 1 of the 4th Addition to Nimrod River Park as shown on the map in official records of said County.

PARCEL ID: 328354

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.

- SIGNATURE PAGE TO FOLLOW -

GRANTOR SIGNATURE(S)

David S. Schiefen
DAVID S. SCHIEFEN AS CO-TRUSTEE
OF THE DAVID AND JUDITH SCHIEFEN
2001 TRUST DATED MAY 7, 2001

Date *5/12/2021*

ACKNOWLEDGMENT OF INDIVIDUAL

STATE OF *California*)
COUNTY OF *Santa Barbara*)

The foregoing instrument was acknowledged before me this *May 12th, 2021* (date), by
DAVID S. SCHIEFEN (name), who is personally known to me
or who has produced *CA Driver's license* (type of identification) as identification.

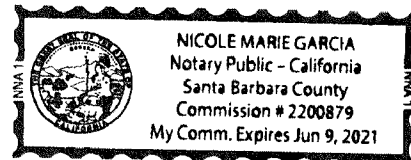
NOTARY PUBLIC Witness my hand and seal

Nicole M. Garcia
Print Name

[Signature]
Signature

June 9th, 2021
My Commission Expires

2200879
Commission #



GRANTOR SIGNATURE(S)

Judith A. Schiefen

JUDITH A. SCHIEFEN AS CO-TRUSTEE
OF THE DAVID AND JUDITH SCHIEFEN
2001 TRUST DATED MAY 7, 2001

May 12, 2021

Date

ACKNOWLEDGMENT OF INDIVIDUAL

STATE OF *California*)
COUNTY OF *Santa Barbara*)

The foregoing instrument was acknowledged before me this *May 12th, 2021* (date), by
JUDITH A. SCHIEFEN (name), who is personally known to me
or who has produced *CA-Driver's License* (type of identification) as identification.

NOTARY PUBLIC Witness my hand and seal

Nicole M. Garcia

Print Name

[Signature]

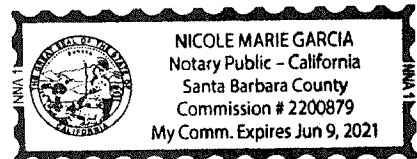
Signature

June 9th, 2021

My Commission Expires

2200879

Commission #



TRUSTEE'S CERTIFICATE

The undersigned certifies the following as of this date:

1. That DAVID S. SCHIEFEN and JUDITH A. SCHIEFEN, are the current serving and duly appointed Co-Trustees of DAVID AND JUDITH SCHIEFEN 2001 TRUST DATED MAY 7, 2001, as amended (the "Trust").;
2. That the Trust took title to the property being more particularly described as: Block 29, Lot 1 of the 4th Addition to Nimrod River Park as shown on the map in official records of said County. (AKA PARCEL ID: 328354) (the "Real Property") on or about May 5, 2001 at Volume M01 page 21443 of the Official Records of Klamath County, Oregon.
3. That pursuant to said Trust, and upon the direction of the settlers of the Trust, the Trustees have full right, power and authority to sell, convey, assign or mortgage or otherwise dispose of all or any part of the Real Property; and
4. That the Trust has not been altered, further amended, revoked or terminated.

IN WITNESS WHEREOF, this Certificate has been signed by the undersigned, as Trustee of the Trust, being duly authorized to do so, this 12 day of MAY, 2021.



DAVID S. SCHIEFEN

STATE OF California,
COUNTY OF Santa Barbara SS:

Nicole M. Garcia, CA - Notary Public

Before me, a Notary Public in and for said County and State, personally appeared DAVID S. SCHIEFEN, who signed the foregoing instrument and acknowledged it to be his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 12th day of May, 2021.

