



2021-007745

Klamath County, Oregon

05/14/2021 12:16:00 PM

Fee: \$87.00

TITLE NO. 158158
ESCROW NO. EU21-1546 JJ
TAX ACCT. NO. 113950
MAP/TAX LOT NO. 3413-00300-00200-000

GRANTOR

CHRISTIAN FUTURES, INC.

GRANTEE

DAVID A. CLARK
PO BOX 1
HINES, OR 97738

Until a change is requested
all tax statements shall be
sent to the following address:
SAME AS GRANTEE

After recording return to:
CASCADE TITLE CO.
811 WILLAMETTE
EUGENE, OR 97401

WARRANTY DEED -- STATUTORY FORM

CHRISTIAN FUTURES, INC., an Oregon Corporation, Grantor,

conveys and warrants to

DAVID A. CLARK, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

The West 1/2 Northeast 1/4 of Section 3, Township 34 South, Range 13 East of the Willamette Meridian.

The true consideration for this conveyance is **\$74,000.00 AS PAID BY/TO AN ACCOMMODATOR PURSUANT TO IRC 1031.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

Except the following encumbrances:
Covenants, Conditions, Restrictions, Easements and Rights of Way of record, if any.

Dated this 13 day of May, 2021

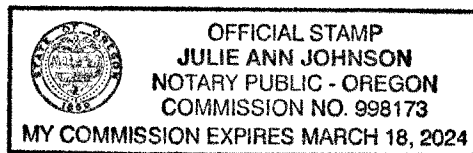
CHRISTIAN FUTURES, INC.

By: [Signature]

RICHARD L. CHRISTIAN, President

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 13, 2021 by CHRISTIAN FUTURES, INC. by RICHARD L. CHRISTIAN, President.



[Signature]
(Notary Public for Oregon)

My commission expires

3/18/20