

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

PARCEL 1 of LAND PARTITION 36-20

2021-009479

Klamath County, Oregon



00282142202100094790040046

06/16/2021 12:30:55 PM

Fee: \$97.00

Returned at Counter

TAX STATEMENTS

WHEN RECORDED RETURN TO:

Alan and Carol Urbach
550 Hildebrand Rd
Dairy, Oregon, 97625

WARRANTY DEED

THE GRANTOR(S),

- Urbach Farms, Inc., Alan Urbach and Gary Urbach, President and Vice-President

for and in consideration of: \$10,000.00 grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Alan K. Urbach and Carol A. Urbach, 550 Hildebrand Rd, Dairy, Klamath County, Oregon, 97625,

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

Legal Description: See attached *Schedule A*

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.

Tax Parcel Number: _____

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: June 16, 2021

 June 16, 2021

 6/16/2021

Alan Urbach and Gary Urbach, President and Vice-President, on behalf of
Urbach Farms, Inc.

22612 Hwy 70
Dairy, Oregon, 97625

STATE OF OREGON, COUNTY OF KLAMATH, ss:

This instrument was acknowledged before me on this 16 day of June,
2021 by Alan Urbach and Gary Urbach, President and Vice-President, on behalf of Urbach
Farms, Inc..



Belinda Kay Reno
Notary Public
Signature of person taking acknowledgment

Notary Public - Oregon
Title (and Rank)
Klamath County
My commission expires May 11, 2024

SCHEDULE A
LEGAL DESCRIPTION OF REAL PROPERTY

PARCEL 1 OF LAND PARTITION 36-20