



2021-009599

Klamath County, Oregon

06/18/2021 11:48:00 AM

Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Browsey Acres Oregon LLC, an Oregon Limited
Liability Company

412 W Broadway, Ste 212

Glendale, CA 91204

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

Browsey Acres Oregon LLC, an Oregon Limited
Liability Company

412 W Broadway, Ste 212

Glendale, CA 91204

File No. 464608AM

STATUTORY WARRANTY DEED

Judi Ielmorini, Trustee of the Ielmorini Revocable Living Trust dated August 14, 2012,

Grantor(s), hereby convey and warrant to

Browsey Acres Oregon LLC, an Oregon Limited Liability Company,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except
as specifically set forth herein:

**S1/2 NW1/4 NW1/4, Section 26, Township 37 South, Range 15 East, Willamette Meridian, Klamath County,
Oregon and all of Section 27, Township 37 South, Range 15 East of the Willamette Meridian, Klamath
County, Oregon according to the official plat thereof on file in the office of the County Clerk, Klamath
County, Oregon.**

The true and actual consideration for this conveyance is \$1,500,000.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and
those shown below, if any:

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, 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 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 17th day of June, 2021

Judi Ielmorini, Trustee of the Ielmorini Revocable Living Trust dated August 14, 2012

By: Judi Ielmorini, Trustee
Judi Ielmorini, Trustee

State of Oregon} ss.
County of Klamath}

On this 17th day of June, 2021, before me, Marjorie Anne Stuart a Notary Public in and for said state, personally appeared Judi Ielmorini known or identified to me to be the person whose name is subscribed to the foregoing instrument as Trustee of the The Ielmorini Revocable Living Trust dated August 14, 2012, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Marjorie Anne Stuart
Notary Public for the State of Oregon»
Residing at: Klamath County
Commission Expires: 5/18/2025

