



THIS SPACE RESERVED FOR

**2021-009727**

**Klamath County, Oregon**

**06/21/2021 03:14:00 PM**

**Fee: \$102.00**

After recording return to:

Brie Anna Caldwell

4142 Campus Ave. #1

San Diego, CA 92103

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

Brie Anna Caldwell

4142 Campus Ave. #1

San Diego, CA 92103

File No. 462716AM

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### STATUTORY WARRANTY DEED

**Christina Senterfit, Alicia Hempel, Carol Scholz and Jennifer Drach Freeman, each as to an undivided one-fourth interest,**

Grantor(s), hereby convey and warrant to

**Brie Anna Caldwell,**

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:

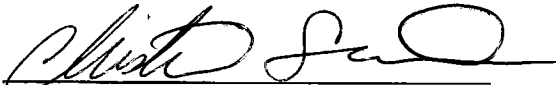
**Lots 20 and 21 in Block 22, Industrial Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$137,000.00.

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 17 day of June, 2021

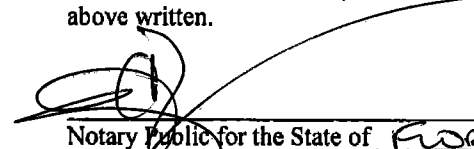


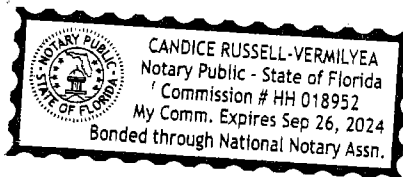
Christina Senterfit

State of Florida } ss  
County of Bay }

On this 17 day of June, 2021, before me Candice Russell-Vermilyea CNSA a Notary Public in and for said state, personally appeared Christina Senterfit, known or identified to me to be the person(~~s~~) whose name(~~s~~) is/~~are~~ subscribed to the within Instrument and acknowledged to me that ~~he~~/she/~~they~~ executed same.

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

  
Notary Public for the State of Florida  
Residing at: Bay Co., Florida  
Commission Expires: 9/26/24



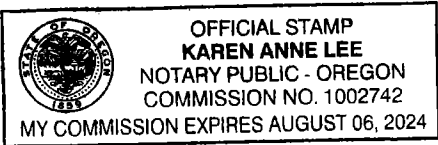
Dated this 18<sup>th</sup> day of June, 2021.

Alicia Hempel  
Alicia Hempel

State of Oregon } ss  
County of Marion }

On this 18<sup>th</sup> day of June, 2021, before me, Karen Anne Lee a Notary Public in and for said state, personally appeared Alicia Hempel, known or identified to me to be the person(s) whose name(s) is are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.  
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Karen Anne Lee  
Notary Public for the State of Oregon  
Residing at: Salem  
Commission Expires: 8/6/2024



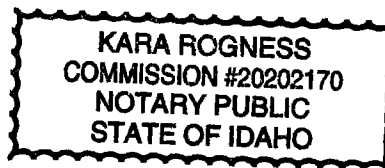
Dated this 18 day of June, 2021.

Carol Scholz  
Carol Scholz

State of Idaho } ss  
County of Kootenai }

On this 18 day of June, 2021, before me, Kara Rogness a Notary Public in and for said state, personally appeared Carol Scholz, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.  
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Kara Rogness  
Notary Public for the State of Idaho  
Residing at: \_\_\_\_\_  
Commission Expires: Residing in Coeur d'Alene, Idaho  
Expiration date 6/17/2026



Dated this 16 day of June, 2021

Jennifer Drach  
Jennifer Drach \*  
\*Freeman

State of CA } ss  
County of San Diego }

On this 16 day of June, 2021, before me, W Darling a Notary Public in and for said state, personally appeared Jennifer Drach, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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

W Darling  
Notary Public for the State of CA  
Residing at: San Diego  
Commission Expires: 6/22/2023

