

2021-010174

Klamath County, Oregon

06/30/2021 09:25:00 AM

Fee: \$92.00

WHEN RECORDED RETURN TO:

MAIL TAX STATEMENT TO:

Generation Family Properties

5270 W 84th St, Suite 310

Bloomington, MN 55437

WARRANTY DEED

THE GRANTOR(S),

- John Hardesty, a Unmarried Man whose mailing address is 6703 22ND ST RIO LINDA, CA 95673-3710

for and in consideration of: \$5,258.00 (Five thousand two hundred and fifty eight dollars and zero cents) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the

GRANTEE(S):

- Generation Family Properties, LLC, a Minnesota Limited Liability Company with a mailing address of 5270 W 84th St, Suite 310, Bloomington, MN 55437,

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

KLAMATH FOREST ESTATES 1ST ADDITION BLOCK 46 LOT 5 and by APNs# R271100


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.

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: 6/8/2021



John Hardesty
6703 22ND ST
RIO LINDA, CA 95673-3710

STATE OF _____
COUNTY OF _____, ss:

This instrument was acknowledged before me on this _____ day of

_____,
_____ by John Hardesty.

Notary Public

Signature of person taking acknowledgment

Title (and Rank)

My commission expires _____

see Attached

JURAT

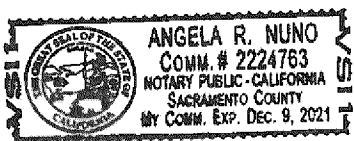
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Sacramento } SS.

Subscribed and sworn to (or affirmed) before me on this 8 day of June, 2021, by

John M. Hordesty, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



Angela R. Nuno
NOTARY'S SIGNATURE

PLACE NOTARY SEAL IN ABOVE SPACE

OPTIONAL INFORMATION

The information below is optional. However, it may prove valuable and could prevent fraudulent attachment of this form to an unauthorized document.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☐ INDIVIDUAL
☐ CORPORATE OFFICER _____ TITLE(S)
☐ PARTNER(S)
☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

ABSENT SIGNER (PRINCIPAL) IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

RIGHT
THUMBPRINT
OF
SIGNER

OTHER

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