

**Prepared By:**  
Jessica Molligan, Esq.  
P.O. Box 16893  
Portland, OR 97292  
OR Bar ID: 001823

**2021-010257**  
**Klamath County, Oregon**  
07/01/2021 08:25:00 AM  
Fee: \$92.00

**Until a Change is Requested,  
Mail Tax Statements To:**  
Roxanne Booth  
214 Fargo Way.  
Eolsom, CA 95630

**Return To:**  
Amrock LLC  
662 Woodward Avenue  
Detroit, MI 48226

**Order Number:**  
69246187

678667

**STATUTORY BARGAIN AND SALE DEED**

**SCARLET PROSPER, LLC**, an Oregon Limited Liability Company, Grantor, conveys to **ROXANNE BOOTH**, a single woman, Grantee, the following-described real property located in Klamath County, Oregon:

LOT 5 AND THE EAST 1/2 OF LOT 4 IN GRACE PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Commonly known as: 5865 Marius Drive, Klamath Falls, OR 97603-7680

Parcel ID: 3909-012BB-04000

The true and actual consideration for this conveyance is: Zero Dollars (\$0.00).

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.



## CALIFORNIA CERTIFICATE OF ACKNOWLEDGMENT

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 )

On February 1, 2021 before me, Joshua J. Wallman, Notary Public  
(insert name and title of the officer)

personally appeared Roxanne Broth

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)

### Optional Information

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized instrument and may advise initial to persons relying on the attached document.

#### Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of \_\_\_\_\_

containing \_\_\_\_\_ pages, and dated \_\_\_\_\_

The signer(s) capacity or authority is/are as:

#### Additional Information

##### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

☐ Personal identification ☐ Credible witnesses

Notarial event is detailed in notary journal on

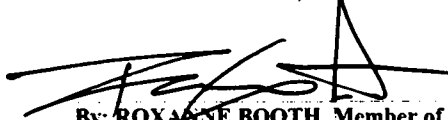
Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

Attached to and becoming a part of Deed dated between SCARLET PROSPER, LLC, an Oregon Limited Liability Company, as Grantor, and ROXANNE BOOTH, a single woman, as Grantee.

Dated this 1 of Feb., 20 21.

SCARLET PROSPER, LLC



By: **ROXANNE BOOTH**, Member of SCARLET  
PROSPER, LLC  
Its: Member

State of \_\_\_\_\_ )  
 ) ss.  
County of \_\_\_\_\_ )

On the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, personally appeared before me the above-named **ROXANNE BOOTH**, Member of SCARLET PROSPER, LLC, who declared the foregoing instrument to be her voluntary act and deed.

\_\_\_\_\_  
Notary Public - State of \_\_\_\_\_

