



THIS SPACE RESERVED FOR

2021-011204

Klamath County, Oregon

07/20/2021 01:46:00 PM

Fee: \$87.00

After recording return to:

Daniel W. Myers and Amy E. Myers

27599 Via Fortuna

San Juan Capistrano, CA 92675

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

Daniel W. Myers and Amy E. Myers

27599 Via Fortuna

San Juan Capistrano, CA 92675

File No. 473738AM

STATUTORY WARRANTY DEED

Maureen De Armond,

Grantor(s), hereby convey and warrant to

4803 Falcon, LLC a Minnesota 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:

**Lot 1288, TRACT 1443, a replat of Lots 595-602, 604-605, Falcon Drive and Red Tail Drive of Tract 1340,
RUNNING Y RESORT PHASE 7, according to the official plat thereof on file in the office of the County
Clerk of Klamath County, Oregon.**

The consideration paid for the transfer is \$260,000.00, PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON
BEHALF OF GRANTOR/GRANTEE.

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:

2021-2022 Real Property Taxes, a lien not yet due and payable

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 July, 2021.

M. De Armond
Maureen De Armond

State of IOWA } ss
County of POLK }

On this 17 day of July, 2021, before me, M G FRIEDEL a Notary Public in and for said state, personally appeared Maureen De Armond, 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.

M G Friedel
Notary Public for the State of IOWA
Residing at: POLK COUNTY, IOWA
Commission Expires: AUG 28 2024

