



THIS SPACE RESERVED FOR

2021-011489  
Klamath County, Oregon  
07/27/2021 11:21:00 AM  
Fee: \$87.00

After recording return to:  
Treyson Brance Robbins and Emily Marie Robbins  
4633 Larry Place  
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be  
sent to the following address:  
Treyson Brance Robbins and Emily Marie Robbins  
4633 Larry Place  
Klamath Falls, OR 97603  
File No. 466000AM

STATUTORY WARRANTY DEED

VCV, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Treyson Brance Robbins and Emily Marie Robbins, as Tenants by the Entirety,

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 1, Block 2 of KELENE GARDENS, 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 \$245,000.00.  
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:

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

Signed in Counterpart

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 22 day of July, 2021

VCV, LLC, an Oregon Limited Liability Company

By: [Signature]  
Cole A. Van Essen, Member

By: [Signature]  
Jeremy S. Valdez, Member

By: [Signature]  
Gregory M. Cunningham, Member

State of Oregon} ss  
County of Klamath}

On this 22 day of July, 2021, before me, Lisa Legget-Weatherby a Notary Public in and for said state, personally appeared Cole A. Van Essen known or identified to me to be a Member in the Limited Liability Company known as who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

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

[Signature]  
Notary Public for the State of Oregon  
Residing at: Klamath County, Oregon  
Commission Expires: 10/1/2023



State of Oregon} ss  
County of Klamath}

On this 22 day of July, 2021, before me, Lisa Legget-Weatherby a Notary Public in and for said state, personally appeared Jeremy S. Valdez known or identified to me to be a Member in the Limited Liability Company known as who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

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

[Signature]  
Notary Public for the State of Oregon  
Residing at: Klamath County, Oregon  
Commission Expires: 10/1/2023



State of Oregon} ss  
County of Klamath}

On this 22 day of July, 2021, before me, Lisa Legget-Weatherby a Notary Public in and for said state, personally appeared Gregory M. Cunningham known or identified to me to be a Member in the Limited Liability Company known as who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

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

[Signature]  
Notary Public for the State of Oregon  
Residing at: Klamath County, Oregon  
Commission Expires: 10/1/2023

