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Anthony Christian Etchison
1450 Lindsay Lane
Carson City, NV 89706

Mail Tax Statements To:
Anthony Christian Etchison
1450 Lindsay Lane
Carson City, NV 89706

STATUTORY WARRANTY DEED

WILLIAM D. ETCHISON, the GRANTOR, HEREBY CONVEY AND WARRANT TO ANTHONY CHRISTIAN ETCHISON, the GRANTEE, THE FOLLOWING described real property located in the County of Klamath, State of **Oregon**:

> Tract 1053 Oregon Shores, Lot 9, Block 1, according to the official plat thereof on file in the office of the County Clerk of Kamath County, Oregon.

And will warrant and defend the same against all persons who may lawfully claim the same.

The true consideration for this conveyance is $0 ("None").

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 12 day of August, 2021.

WILLIAM D. ETCHISON

STATE OF ~~OREGON~~ G.A. Nevada)
) ss.
COUNTY OF ~~KLAMATH~~ G.A. Carson city)

The foregoing instrument was acknowledged before me on this August 12, 2021, by WILLIAM D. ETCHISON.

NOTARY PUBLIC

GABRIEL ACEBEDO
NOTARY PUBLIC
STATE OF NEVADA
No. 08-6392-3 My Appt. Exp. Apr. 26, 2024