



THIS SPACE RESERVED FOR

2021-013371

Klamath County, Oregon

09/01/2021 08:40:01 AM

Fee: \$87.00

After recording return to:

Joshua D Reed and Aquila B Reed

1900 NE 3rd St, Ste 106-11

Bend, OR 97701

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

Joshua D Reed and Aquila B Reed

1900 NE 3rd St, Ste 106-11

Bend, OR 97701

File No. 487580AM

STATUTORY WARRANTY DEED

Power Forward Holdings, LLC, an Oregon Limited Liability Company,

Grantor(s), hereby convey and warrant to

Joshua D Reed and Aquila B Reed, 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:

The East 1/2 of the NW 1/4 of Section 32, Township 32 South, Range 8 East, of the Willamette Meridian in Klamath County, Oregon.

EXCEPTING THEREFROM a road 100 feet wide conveyed to Klamath County by deed recorded August 29, 1956 in Book 286 Page 263, Deed Records of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

3208-00000-03000

The true and actual consideration for this conveyance is \$140,000.00.

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

Return To:

AmeriTitle

487580AM

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.

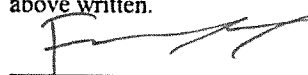
Dated this 31st day of August, 2021.


Power Forward Holding, LLC

State of Oregon } ss
County of Clatsop }

On this 31st day of August, 2021, before me, Fallon Walker a
Notary Public in and for said state, personally appeared Nathan Ratliff known or identified
to me to be the Managing Member in the Limited Liability Company known as Power Forward Holdings, LLC 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.


Notary Public for the State of Oregon

Residing at: Memill, OR

Commission Expires: January 07, 2025

