



2021-014227
Klamath County, Oregon
09/17/2021 01:22:02 PM
Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Swyft Inc., an Illinois Corporation

1760 Wabash Ave Ste 13131

Springfield, IL 62704

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

Swyft Inc., an Illinois Corporation

1760 Wabash Ave Ste 13131

Springfield, IL 62704

File No. 487961AM

STATUTORY WARRANTY DEED

Michael L. Kent,

Grantor(s), hereby convey and warrant to

Swyft Inc., an Illinois Corporation,

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 NE1/4 of the NW1/4 of Section 25, Township 35 South, Range 11 East, Willamette Meridian, Klamath County, Oregon;

TOGETHER WITH a roadway 60 feet in width for ingress and egress as granted by way of necessity in Klamath County Circuit Court Case No. 80-800, recorded October 13, 1980 in Book M80 at Page 19965, Microfilm Records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$25,000.00.

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

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 16th day of SEPTEMBER, 2021

Michael L. Kent

State of Oregon } ss
County of marion

On this 16 day of September, 2021, before me, Margie L. Charles Notary Public a Notary Public in and for said state, personally appeared Michael L. Kent, 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.

Margie L. Charles

Notary Public for the State of Oregon

Residing at: Salem, Oregon

Commission Expires: 12.26.2021

