

After recording return to:
Joshua Tree Associates, LLC
P.O. Box 872590
Vancouver, WA 98687

Until a change is requested, tax statements
shall be sent to the following address:
Joshua Tree Associates, LLC
301 Thelma Dr. #153
Casper, WY 82609

This space reserved

2021-014773
Klamath County, Oregon
09/30/2021 08:07:01 AM
Fee: \$87.00

WARRANTY DEED

John Carter, residing at P.O. Box 872590, Vancouver, WA 98687, Grantor, conveys and warrants to Joshua Tree Associates, LLC, a Wyoming Limited Liability Company, who resides at, 301 Thelma Dr. #153, Casper, WY 82609, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath County, Oregon, to wit:

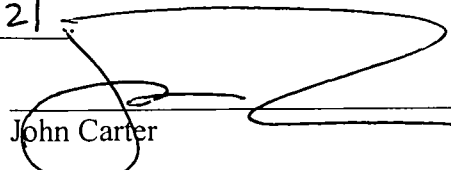
See Attached Exhibit 'A' Made A Part Hereof By Reference.

This property is free from encumbrances, except: None.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, TO DETERMINE ANY LIMITS ON LAWSUITS FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.


The true consideration for this conveyance is \$1.00 and other good and valuable consideration.

Dated this 22 day of Sept, 20 21


John Carter

State of Washington, County of Clark

This instrument was acknowledged before me on 9/22/21 by
John Carter.


My commission expires: 4/16/25
Notary Public for the State of WA

JASMINE REEVES
Notary Public
State of Washington
License Number 21012146
My Commission Expires
April 16, 2025

EXHIBIT 'A'

APN: 326739

MAP TAX LOT: 3610-001D0-05400-000

Lot 6, Block 41, Nimrod River Park 4th Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

EXCEPTING AND RESERVING: All gas and mineral rights, if any, currently held by Grantor.