

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: StewK5, LLC 21424 E. Sunset Drive Queen Creek, AZ 85142
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11/03/2021 01:39:09 PM

Fee: \$82.00

Grantors:
Melvin L. Stewart and Mary Lou Stewart,
5627 North Hills Drive
Klamath Falls, OR 97603

Grantee:
StewK5, LLC
21424 E. Sunset Drive
Queen Creek, AZ 85142

- STATUTORY WARRANTY DEED -

Melvin L. Stewart and Mary Lou Stewart, husband and wife, Grantors, conveys and warrants to StewK5, LLC, an Arizona Limited Liability Company, Grantee, the following described real property situated in the County of Klamath, State of Oregon, free of encumbrances except as specifically set forth herein:

Parcel 1 of land partition 17-18 being a replat of Parcel "A" of "Major Land Partition No. 80-28".
Situated in the SW1/4 SE1/4 Section 15, T39S, R10EWM, Klamath County, Oregon.

SUBJECT TO AND EXCEPTING:

All recorded liens and encumbrances, covenants, declarations and restrictions, easements and rights of way of record and those apparent on the land; taxes and assessments.

The true and actual consideration for this transfer is \$0.00.

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.

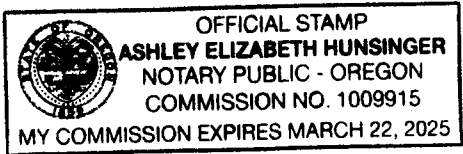
Dated this 3 day of NOV, 2021.

Melvin L. Stewart

Mary Lou Stewart

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above-named Melvin L. Stewart and Mary Lou Stewart, and acknowledged the foregoing instrument to be their voluntary act. Before me:



Notary Public for Oregon
My Commission expires: 3/22/25