

2022-000803

Klamath County, Oregon

01/20/2022 12:56:01 PM

Fee: \$87.00

RETURN RECORDED DOCUMENT TO

Darrel & Carol Thrasher
PO Box 188
Beatty, OR 97621
509-440-1727

SEND TAX STATEMENTS TO

Darrel & Carol Thrasher
PO Box 188
Beatty, OR 97621
509-440-1727

WARRANTY DEED

THE GRANTOR(S), SEVENSTAR INVESTMENTS, a Tennessee Limited Liability Company, with a mailing address of 10810 N TATUM BLVD, SUITE 102-841, PHOENIX, AZ 85028 for and in consideration of the sum of \$47,684.00, and other valuable consideration, grants, bargains, sells, conveys and warranties to the **GRANTEE(S)**, DARREL JAY THRASHER, CAROL RAE THRASHER and ALICIA ANN HARRIS as Joint Tenants with Rights of Survivorship, with a mailing address of PO Box 188 Beatty, OR 97621, the following described real estate situated in Klamath County, OR:

LEGAL DESCRIPTION:

LOT 5 & 6, BLOCK 3, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT
NO 1, AS RECORDED IN KLAMATH COUNTY, OREGON

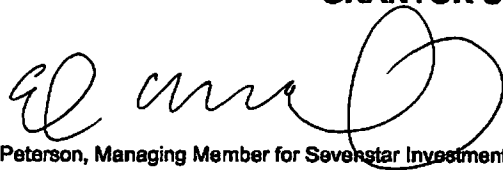
PARCEL ID: 382302 & 382295

The property being conveyed in this Warranty Deed is not the homestead of Grantor.

SUBJECT TO: Current taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and the Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

- SIGNATURE PAGE TO FOLLOW -

GRANTOR SIGNATURE(S)



Erik Peterson, Managing Member for Sevenstar Investments, LLC

1/20/22

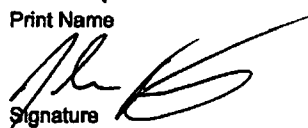
Date

ACKNOWLEDGMENT OF INDIVIDUAL

STATE OF Tennessee)
COUNTY OF Williamson)

The foregoing instrument was acknowledged before me this January 20, 2022 (date), by Erik Peterson, who is/are personally known to me or who has produced a valid Drivers License(s) as identification and who has taken an oath.

NOTARY PUBLIC Witness my hand and seal

Joseph Kennedy
Print Name

Signature

June 1, 2025
My Commission Expires

