

2022-001102

Klamath County, Oregon

01/27/2022 02:24:01 PM

Fee: \$87.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
Country Mile Land LLC
312 W. 2nd Street, Suite 1152
Casper, WY 82601

WARRANTY DEED

THE GRANTOR(S),

- Robert Laurence Fowler, 4806 67th Dr NE, Marysville, WA 98270,

for and in consideration of: ten thousand dollars and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Country Mile Land LLC, a Wyoming Limited Liability Company with a mailing address of 312 W. 2nd Street, Suite 1152, Casper, WY 82601, the following described real estate, situated in the County of Klamath, State of Oregon:

Lot 35, Block 104, Klamath Falls Forest Estates Highway 66 Unit, Plat. No. 4 as recorded in Klamath County, Oregon.

401568

Subject to existing 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 that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

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. 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.

Grantor Signature:

DATED: 01/27/2022

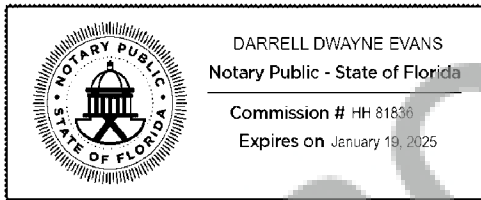
Melissa R. Winkels, Attorney-In-Fact for Robert Laurence Fowler

Robert Laurence Fowler
4806 67th Dr NE, Marysville, WA 98270

STATE OF Florida

COUNTY OF Saint Lucie, ss: Produced Identification - Form of ID Produced: Driver's License

This instrument was acknowledged before me on this 27th day
of January, 2022 by Melissa R. Winkels, attorney-in-fact for Robert
Laurence Fowler.



Darrell Dwayne Evans

Notary Public - Darrell Dwayne Evans

Signature of person taking
acknowledgment

Online Notary

Title (and Rank)

My commission expires 01/19/2025

Notarized online using audio-video communication