



2022-002065  
Klamath County, Oregon  
02/17/2022 11:47:02 AM  
Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

SOS Family, LLC,an Oregon Limited Liability  
Company

1301 Esplanade Ave

Klamath Falls, OR 97601

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

SOS Family, LLC,an Oregon Limited Liability  
Company

1301 Esplanade Ave

Klamath Falls, OR 97601

File No. 515282AM

### STATUTORY WARRANTY DEED

**Merrill Rural Fire Protection District, a municipal corporation as to Parcel 1, and Rural Fire District as to Parcel 2,**

Grantor(s), hereby convey and warrant to

**SOS Family, LLC, an Oregon Limited Liability Company,**

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:

**PARCEL 1:**

**Lot 2 in Block 28, ORIGINAL TOWN OF MERRILL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**PARCEL 2:**

**Commencing at the Northeast corner of Lot 3 in Block 28, Town of Merrill; extending thence West along the Northern line of said Lot 3, a distance of 85 feet, more or less; thence South along the Westerly line of said Lot 3, a distance of 32.75 feet, more or less; thence East and parallel to the Northern line of said Lot 3, a distance of 85 feet, more or less; thence North along the Easterly line of said Lot 3, a distance of 32.75 feet more or less to the true point of beginning.**

The true and actual consideration for this conveyance is \$50,000.00.

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:

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 11th day of Feb., 2022

Merrill Rural Fire Protection District

By: Rodney Green  
Rodney Green, President

State of Oregon} ss.  
County of Klamath}

On this 11th day of February, 2022, before me, Deborah Anne Sinnock a Notary Public in and for said state, personally appeared Rodney Green, President known or identified to me to be the partner(s) of the Merrill Rural Fire Protection District, a municipal corporation as to Parcel 1, and Rural Fire District as to Parcel 2 Partnership that executed the foregoing instrument, and acknowledged to me that he/she/they executed the same in said Partnership name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Deborah Anne Sinnock  
Notary Public for the State of Oregon  
Residing at: Klamath County  
Commission Expires: 7-29-25

