

2022-002765

Klamath County, Oregon

03/04/2022 03:21:02 PM

Fee: \$97.00

After recording, return to:

Four Corners Land, LLC
3556 S 5600 W #1-675
Salt Lake City UT 84120

Until a change is requested,
all tax statements should be sent to:

Four Corners Land, LLC
3556 S 5600 W #1-675
Salt Lake City UT 84120

WARRANTY DEED

Under ORS 93.850

The grantor,

Jonathan Weinman and Apolka Weinman, whose address is 6228 E. Carita Street,
Long Beach, CA 90808

for the true and actual consideration of \$11,000.00

CONVEYS AND WARRANTS to the grantee,

Four Corners Land, LLC, whose address is 3556 S 5600 W #1-675, Salt Lake
City, UT 84120

the following described real property, free of encumbrances, except as specifically
set forth herein:

Lot 2, Block 11, SPRAGUE RIVER PINES, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.

Parcel ID: 3408-027B0-01600

And commonly known as: 0.97 acres adjacent to Corbell Dr.

Source of Title:

Being the same property deeded from Land Equities INC. to Jonathan Weinman and Apolka Weinman, as shown in the records of Klamath County OR, recorded on 06/23/2020 (Doc #2020-007669)

This conveyance is made subject to:

Easements, restrictions, and rights of way appearing of record or enforceable in law and equity, and general property taxes for the year 2022 and thereafter.

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Signed, sealed, and delivered on this 4th day of March, 2022, in the presence of:

[Signature]
Signature
IRVING WEINMAN
Print Name

Capacity

[Signature]
Signature
APRIL WEINMAN
Print Name

Capacity

Signature

Print Name

Capacity

Signature

Print Name

Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF _____
COUNTY OF _____

On this _____ day of _____, 20____, before me, Notary Public in and for said state, personally appeared _____

_____,
identified to be the person whose name is subscribed to the within instrument, and who acknowledged to me _____ freely executed the same.

Signature: _____
Print Name: _____
Title: _____
My Commission Expires: _____

**NOTARY CERTIFICATE
ATTACHED**

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Los Angeles

On March 4, 2022, before me, K.D. McKendell, Notary Public,
personally appeared

Jonathan Weinman and Apolka Weinman

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are
subscribed to the within instrument and acknowledged to me that ~~he/she~~ they executed the same
in ~~his/her~~ their authorized capacity(ies), and that by ~~his/her~~ their signature(s) on the instrument
the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State of California that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

K.D. McKendell

K.D. McKendell
My Commission Expires: May 14, 2025
Notary Public in and for the
State of California, County of Los Angeles



(Seal)

OPTIONAL

Description of attached document:

Document Title: Warranty Deed

Date of Document: March 4, 2022 Number of Pages: 3

Additional Signers Not Named Above: none