

2022-005242

Klamath County, Oregon



00299265202200052420030039

04/25/2022 03:35:35 PM

Fee: \$92.00

AFTER RECORDING, RETURN TO:

West & Dunn LLC
214 1st Street, Suite 200
Baraboo, WI 53913

SEND TAX STATEMENTS TO:

Doug Lawnicki
1916 Heitzman Way
Eugene, OR 97402

STATUTORY WARRANTY DEED

LPG Real Estate, LLC, an OR limited liability company, with an address of 139822 Pine Creek Loop, Crescent Lake, OR 97733 ("Grantor"), conveys and warrants to Doug Lawnicki, a resident of the state of Oregon, whose address is 1916 Heitzman Way, Eugene, OR 97402, ("Grantee"), the following described real property (the "Property") free of encumbrances, except as specifically set forth herein:

Land in Klamath County, Oregon, described more particularly as follows:

See Exhibit A attached.

The true consideration for this conveyance is \$90,000.00.

This property is free of liens and encumbrances.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

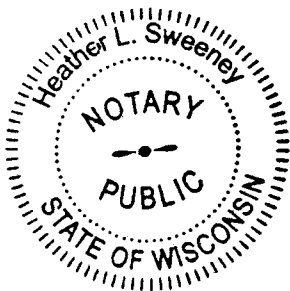
DATED this 1st day of April, 2022.

GRANTOR:
LPG REAL ESTATE, LLC

By: [Signature]
Fred Goetzke, Member
Grantor

STATE OF Wisconsin)
) SS
COUNTY OF Sauk)

The foregoing instrument was acknowledged before me on this 1st day of April, 2022, by Fred Goetzke, who acknowledged such instrument to be their free and voluntary act and deed, and on oath stated that they were duly authorized to execute such instrument.



[Signature]
Printed Name: Heather L. Sweeney
Notary Public, State of Wisconsin
My commission expires 3/24/24

EXHIBIT A
Legal Description

1.
Land Partition 18-16 Parcel 1
MAP #: 2407-18A0-02202

And

2.
Land Partition 18-16 Parcel 3
MAP #: 2407-018A0-02204