

After recording, return to:

Cornelio Lopez Tierrablanca,
513 Hillcrest Road,
San Pablo CA, 94806

2022-005640

Klamath County, Oregon

05/03/2022 02:13:01 PM

Fee: \$92.00

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

Cornelio Lopez Tierrablanca,
513 Hillcrest Road,
San Pablo CA, 94806

WARRANTY DEED

Under ORS 93.850

The grantor,

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

for the true and actual consideration of \$17,000.00

CONVEYS AND WARRANTS to the grantee,

Cornelio Lopez Tierrablanca, whose address is 513 Hillcrest Road, San Pablo
CA, 94806,

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

Oregon Pines Lots 7 & 8, Block 35

Parcel ID: 3511-011D0-01900 & 3511-011D0-01800

And commonly known as: 1.25 acres adjacent to Terill Dr

Source of Title:

Being the same property granted to Four Corners Land LLC, from Marcelina Mosher, Trustee, or the Successor Trustee, of the Marcelina Mosher Living Trust Dated February 5, 2009, as described in the records of Klamath County, OR, under document number 2021-018469 recorded on 12/14/2021.

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 2nd day of MAY, 2022, in the presence of:

Tanner Yates
Signature
Tanner Yates
Print Name
Grantor
Capacity

X
Signature
X
Print Name
X
Capacity

X
Signature
X
Print Name
X
Capacity

X
Signature
X
Print Name
X
Capacity

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

STATE OF UTAH
COUNTY OF UTAH

On this 2nd day of MAY, 2022, before me, Notary Public in and for said state, personally appeared TANNER MICHAEL YATES

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

Signature: [Signature]
Print Name: MITCH HAWKINS
Title: LOAN OFFICER
My Commission Expires: SEP 14th, 2025

