

2022-005871

Klamath County, Oregon

05/09/2022 11:00:01 AM

Fee: \$87.00

WHEN RECORDED RETURN TO:

MAIL TAX STATEMENT TO:

Donna and Matthew Jones
23125 MT Trout Lane
Chiloquin, OR 97624

WARRANTY DEED

This indenture, made this 29th day of April A.D. 2022, between:

THE GRANTOR(S),

- Generation Family Properties, LLC, a limited liability company with a mailing address of 301 4th Ave S Ste 5010 PMB 91990, Minneapolis, MN 55415,

GRANTEE(S):

- Donna Jones and Matthew Jones, a married couple, whose mailing address is 23125 MT Trout Lane, Chiloquin, OR 97624,

for and in consideration of: \$12,999.00 (twelve thousand nine hundred and ninety-nine dollars and zero cents) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the

the following described real estate, situated in the County of Klamath, State of Oregon:

KLAMATH FOREST ESTATES BLOCK 12 LOT 4 and by APN# R261941

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 Signatures:

DATED: 05/06/2022

David Ervin Denniston

David Denniston, CEO of GFP
Generation Family Properties, LLC
301 4th Ave S Ste 5010 PMB 91990
Minneapolis, MN 55415

STATE OF Virginia
COUNTY OF Virginia Beach, SS:

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☒ online notarization, this 6th day of May, 2022 by David Denniston.
who ☐ is personally known to me or ☐ produced a Drivers License
as identification, regarding the attached instrument described as Warranty Deed
and to whose signature this notarization applies.

Reginald Renard Barnes

Notary Public
Signature of person taking acknowledgment

Electronic Notary Public

Title (and Rank)

My commission expires 08/31/2025

Notarized online using audio-video communication

