



2022-006781

Klamath County, Oregon

05/31/2022 10:02:01 AM

Fee: \$117.00

THIS SPACE RESERVED FOR

After recording return to:

Daintree Acres LLC, a Texas Limited Liability
Company

10810 N Tatum Blvd. Ste 102-632

Phoenix, AZ 85028

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

Daintree Acres LLC, a Texas Limited Liability
Company

10810 N Tatum Blvd. Ste 102-632

Phoenix, AZ 85028

File No. 540833AM

STATUTORY WARRANTY DEED

Maynard Anthony Jones and Toshiko F. Jones, as Trustees of the Maynard Anthony Jones and Toshiko F. Jones Living Trust under Declaration of Trust dated January 2, 2013, and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Eric J. Jones who acquired title as Erick J. Jones, as to an undivided 1/5 interest, all as Tenants in Common,

Grantor(s), hereby convey and warrant to

Daintree Acres LLC, a Texas 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:

Lot 2 in Block 76, Seventh Addition to Nimrod River Park, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$3,777.00.

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:

This Document is being signed in Counterpart

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 26th day of May, 2022

The Maynard Anthony Jones and Toshiko F. Jones Living Trust

By: Maynard Anthony Jones, Trustee
Maynard Anthony Jones, Trustee

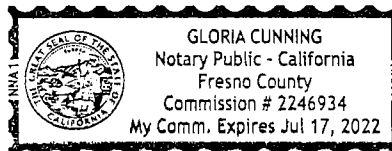
By: Toshiko F. Jones, Trustee
Toshiko F. Jones, Trustee


State of CALIFORNIA } ss.
County of FRESNO }

On this 26th day of May, 2022, before me, GLORIA CUNNING, a Notary Public in and for said state, personally appeared Maynard **Anthony Jones and Toshiko F. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Gloria Cunning
Notary Public for the State of CALIFORNIA »
Residing at: FRESNO, CALIFORNIA
Commission Expires: JULY 17, 2022




Michael T. Jones

State of California } ss.
County of Monterey }

On this 24th day of May, 2022, before me, J. Furlu, a Notary Public in and for said state, personally appeared **Michael T. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

see attachment

Gregory P. Jones

State of _____ } ss.
County of _____ }

On this _____ day of May, 2022, before me, _____, a Notary Public in and for said state, personally appeared **Gregory P. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

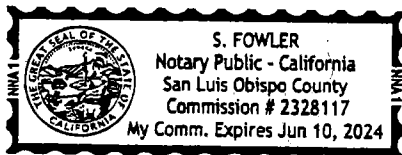
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
 County of Monterey)
 On May 24, 2022 before me, S. Fowler Notary Public
 Date Here Insert Name and Title of the Officer
 personally appeared Michael T. Jones
 Name(s) of Signer(s)

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 the 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.



Signature _____
 Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed
 Document Date: May 24, 2022 Number of Pages: 5
 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: Michael T. Jones
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☒ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator
☐ Other: _____
 Signer Is Representing: _____

Signer's Name: _____
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator
☐ Other: _____
 Signer Is Representing: _____

Michael T. Jones

State of _____ } ss.
County of _____ }

On this _____ day of May, 2022, before me, _____, a Notary Public in and for said state, personally appeared Michael T. Jones, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

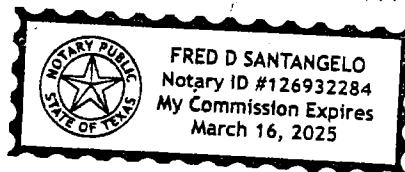
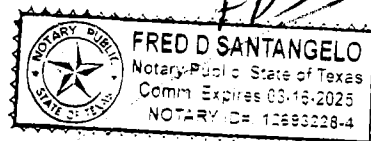
Gregory P. Jones
Gregory P. Jones

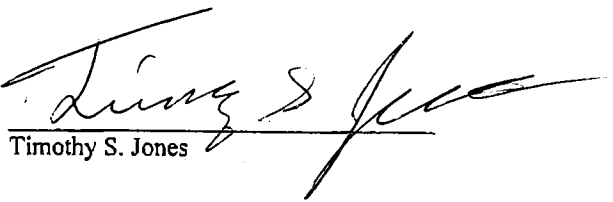
State of TX } ss.
County of BELAR }

On this 24 day of May, 2022, before me, FRED D SANTANGELO, a Notary Public in and for said state, personally appeared Gregory P. Jones, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of TX
Residing at: 4114 Cactus Oaks BELAR County
Commission Expires: 03-16-25





Timothy S. Jones

State of _____ } ss.
County of _____ }

On this _____ day of May, 2022, before me, _____, a Notary Public in and for said state, personally appeared **Timothy S. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

Erick J. Jones

State of _____ } ss.
County of _____ }

On this _____ day of May, 2022, before me, _____, a Notary Public in and for said state, personally appeared **Erick J. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

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 El Dorado

On May 24, 2022 before me, Staci Teichera, Notary Public
(Insert name and title of the officer)

personally appeared Timothy S. Jones
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 the 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

Signature

Staci Teichera

(Seal)



Timothy S. Jones

State of _____ } ss.
County of _____ }

On this _____ day of May, 2022, before me, _____, a Notary Public in and for said state, personally appeared **Timothy S. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

Erick J. Jones
Erick J. Jones

State of Texas } ss.
County of Tarrant }

On this 24 day of May, 2022, before me, Laticia Love, a Notary Public in and for said state, personally appeared **Erick J. Jones**, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Maynard Anthony Jones and Toshiko F. Jones as Trustees of the Maynard Jones and Toshiko F. Jones Living Trust Under Declaration of Trust dated January 2, 2013 and Michael T. Jones, Gregory P. Jones, Timothy S. Jones and Erick J. Jones, as to undivided 1/5 interest, all as Tenants in Common., and acknowledged to me that he/she/they executed the same as Trustee.

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

Laticia Love
Notary Public for the State of Texas
Residing at: 2813 Market Dr. Keller, TX 76244
Commission Expires: 4.18.2024

