

**GRANTOR'S NAME:**

Jacob Wayne Barber and Ashley Leann Barber

**GRANTEE'S NAME:**

Jasper Wood Products , LLC

**AFTER RECORDING RETURN TO:**

**Order No.:** 60222305559-SJ

Jasper Wood Products , LLC

37385 Jasper Lowell Road

Jasper, OR 97438

**SEND TAX STATEMENTS TO:**

Jasper Wood Products , LLC

37385 Jasper Lowell Road

Jasper, OR 97438

APN/Parcel ID(s): 146782

Tax/Map ID(s): 2407-017C0-00700

Vacant Land, Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**STATUTORY WARRANTY DEED**

**Jacob Wayne Barber and Ashley Leann Barber**, Grantor, conveys and warrants to **Jasper Wood Products , LLC**, an **Oregon limited liability company** , Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

See attached- Exhibit B Legal description

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS FIFTY-FIVE THOUSAND AND NO/100 DOLLARS **(\$55,000.00)**. (See ORS 93.030).

**Subject to:**

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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.

# STATUTORY WARRANTY DEED

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 11-27-2023

Jacob Barber  
Jacob Wayne Barber

Ashley Barber  
Ashley Leann Barber

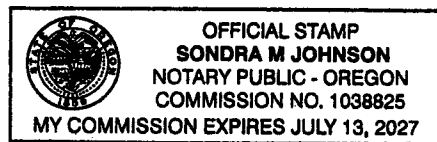
State of OR

County of Lane

This instrument was acknowledged before me on 11-22-2023 by Jacob Wayne Barber and Ashley Leann Barber

Sondra M. Johnson  
Notary Public - State of Oregon

My Commission Expires: 7/13/2027



## **EXHIBIT "A"**

### **Exceptions**

**Subject to:**

1. Any lien or right to a lien for services, labor, material, equipment rental or workers compensation heretofore or hereafter furnished, imposed by law and not shown by the Public Records.

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Real property in the County of Klamath, State of Oregon, described as follows:

A portion of the NE 1/4 of the SW 1/4 of Section 17, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at a point where the North-South center line of said Section 17 intersects the Northeasterly line of the highway right of way of Oregon State Highway 58; thence along said Northeasterly line of said right of way in a general Northwesterly direction, a distance of 650.0 feet to a point which is the true point of beginning; thence at right angles to said highway right of way in a generally Northeasterly direction, 250.0 feet to a point; thence at right angles to said last mentioned course in a generally Southeasterly direction, 250.0 feet to a point; thence at right angles to last mentioned course and in a generally Southwesterly direction, 250.0 feet, more or less, to said Northeasterly right of way line of said Oregon State Highway 58; thence along said Northeasterly line of said right of way in a generally Northwesterly direction, a distance of 250.0 feet, more or less, to the point of beginning.