



**2023-010284**  
Klamath County, Oregon  
11/30/2023 08:36:02 AM  
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Evergreen Baptist Fellowship, an Oregon Domestic  
Non-Profit Corporation

PO Box 711

Klamath Falls, OR 97601

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

Evergreen Baptist Fellowship, an Oregon Domestic  
Non-Profit Corporation

PO Box 711

Klamath Falls, OR 97601

File No. 611402AM

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### STATUTORY WARRANTY DEED

**Northwest District of the Wesleyan Church, an Oregon corporation,**

Grantor(s), hereby convey and warrant to

**Evergreen Baptist Fellowship, an Oregon Domestic Non-Profit Corporation,**

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:

**The following described real property in Klamath County, Oregon:**

**A parcel of land lying in Section 3, Township 39 South, Range 9 East of the Willamette Meridian, and being  
a portion of that property described in that certain deed to State of Oregon, by and through its State  
Highway Commission, recorded in Book 233, page 539 of Klamath County Records of Deeds; the said parcel  
being that portion of said property lying Westerly of Summers Lane and lying Northeasterly of a line which  
is parallel to and 100 feet Northeasterly of the center line of the relocated Klamath Falls-Malin Highway,  
which center line is described as follows:**

**Beginning at Engineer's center line Station 185/00. said Station being 320 feet West and 420 feet South of the  
Northwest corner of Tract 17, Enterprise Tracts; thence South 40°00' East, 3714.73 feet to Station 222/14.73**

The true and actual consideration for this conveyance is \$245,000.00.

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:

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 28 day of November, 2023

Northwest District of the Wesleyan Church, an Oregon corporation

BY: Brent Norgaard  
Brent Norgaard, Vice President

State of Colorado } ss.  
County of Arapahoe }

On this 28<sup>th</sup> day of November, 2023, before me,  
Brent Norgaard a Notary Public in and for said state, personally appeared  
Brent Norgaard known to me to be the Vice President of the Northwest District of the Wesleyan Church, an Oregon Corporation, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name.

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

Claire M Davis  
Notary Public for the State of Colorado  
Residing at: Aurora Colorado Arapahoe County  
Commission Expires: April 26, 2025

CLAIRE M DAVIS Notary Public State of Colorado Notary ID # 20134024194 My Commission Expires 04-26-2025
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