BLO   NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY

2024-002575
Klamath County, Oregon
04/05/2024 03:12:01 PM
Fee: $82.00

PACIFIC SERVICE CORPORATION
63 VIA PICO PLAZA #544
SAN CLEMENTE, CA 92672
Mr. Earl S. Young
P.O.Box 98
Pilot Rock OR 97868
Grantor's Name and Address

Grantee's Name and Address

After recording return to (Name and Address):
Mr. Earl S. Young
P.O.Box 98
Pilot Rock OR 97868

Until requested otherwise, send all tax statements to (Name and Address):
Mr. Earl S. Young
P.O.Box 98
Pilot Rock Or 97868

SPACE RESERVED
FOR
RECORDER'S USE

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that _____
PACIFIC SERVICE CORPORATION A NEVADA CORPORATION
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by _____
Earl S. Young, a single male
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in _____ **KLAMATH** _____ County, State of Oregon, described as follows _(legal description of property)_:

LOT 61, BLOCK 97, KLAMATH FALLS FOREST ESTATES HIGHWAY 66, PLAT#4
LOT 62, BLOCK 97, KLAMATH FALLS FOREST ESTATES HIGHWAY 66, PLAT#4
LOT 63, BLOCK 97, KLAMATH FALLS FOREST ESTATES HIGHWAY 66, PLAT#4
KLAMATH COUNTY, OREGON

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): _____
_____
_____
_____, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.
XXXXXXXXXXXXXXXX XXXXXX XXXXXXXXXXXX XXXXXX XXXXXX XXXX XXXXXXXXXXXXXXXXXX
The true and actual consideration paid for this transfer, stated in terms of dollars, is $ **30000.00** XXXXXXXXXX ① However, the
XXXXXX XXXXXXXXXX XXXXXXXXXXX XXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXXX actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration.① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on _____; any signature on behalf of a business or other entity is made with the authority of that entity.

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 DETER-MINE 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.

Robert E. Tropp, President

STATE OF ~~OREGON~~ California, County of _Orange_) ss.
This instrument was acknowledged before me on _April 4, 2024_,
by _Amy Pestritto_
This instrument was acknowledged before me on _April 4, 2024_,
by _Robert Tropp_
as _President_
of _P.S.C._
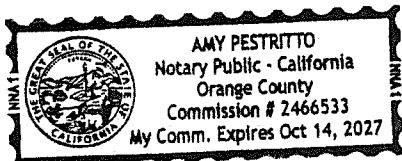
Notary Public for ~~Oregon~~ California
My commission expires _10-14-2027_

PUBLISHER'S NOTE: If using this form to convey real property subject to ORS 92.027, include the required reference.