



After recording return to:
APXN Property, LLC
PO Box 530099
Henderson, NV 89053

Until a change is requested all tax
statements shall be sent to the
following address:
APXN Property, LLC
PO Box 530099
Henderson, NV 89053

File No.: 7161-4137202 (SA)
Date: February 09, 2024

2024-004613

Klamath County, Oregon

06/07/2024 11:37:02 AM

Fee: \$97.00

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

This Document may be executed in counterparts and shall together constitute one and the same instrument.

Lois Y. Milare, individually and as Affiant for the Estate of Kelly J. Renn, deceased, filed under Case No. 254PB02627, in the Circuit Court for Klamath County, Grantor, conveys and warrants to **APXN Property, LLC, a Nevada limited liability company,** Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

LOT 21, BLOCK 17, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$6,000.00**. (Here comply with requirements of ORS 93.030)

APN: 391454

Statutory Warranty Deed
- continued

File No.: 7161-4137202 (SA)

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 5 day of June, 2024

**Lois Y. Milare individually and as Affiant and Heir
for the Estate of Kelly J. Renn**


Steven Renn Heir for the Estate of Kelly J. Renn

STATE OF Oregon)
)ss.
County of _____)

This instrument was acknowledged before me on this _____ day of _____, 20____
by **Lois Y. Milare**.

Notary Public for Oregon
My commission expires:

APN: **391454**

Statutory Warranty Deed
- continued

File No.: **7161-4137202 (SA)**

STATE OF Oregon)

County of Lane)ss.

This instrument was acknowledged before me on this 5 day of June, 2024
by **Steven Renn**.

Steven Renn



Notary Public for Oregon

My commission expires: 10/13/2024