



2024-009672
Klamath County, Oregon
11/05/2024 03:38:01 PM
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
RSLCO Properties LLC, an Oregon Limited
Liability Company
3366 Old Stage Rd.
Central Point, OR 97502

Until a change is requested all tax statements shall be
sent to the following address:
RSLCO Properties LLC, an Oregon Limited
Liability Company
3366 Old Stage Rd.
Central Point, OR 97502
File No. 653802AM

STATUTORY WARRANTY DEED

Suzanne Ewing, Trustee of the Ewing Family Revocable Living Trust dated February 16, 1995,
Grantor(s), hereby convey and warrant to

RSLCO Properties LLC, an Oregon 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 4 in Block 61, NICHOLS ADDITION to the City of Klamath Falls, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon,**

EXCEPTING THEREFROM the canal right of way deeded to the United States of America.

The true and actual consideration for this conveyance is \$125,000.00.

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: November 4, 2024

Ewing Family Revocable Living Trust

By: [Signature]
Suzanne Ewing, Trustee

State of Oregon ss. California
County of Santa Clara

On this 4 day of November, 2024, before me, Erica Esparza Sanchez, a Notary Public in and for said state, personally appeared Suzanne Ewing known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Ewing Family Revocable Living Trust dated February 16, 1995, 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.

[Signature]
Notary Public for the State of Oregon California
Residing at: Morgan Hill, CA
Commission Expires: October 29, 2025

