

**2025-000135**

**Klamath County, Oregon**

01/08/2025 08:27:02 AM

Fee: \$87.00

WHEN RECORDED RETURN TO:  
MAIL TAX STATEMENT TO:  
Tyler Green and Jacqueline St. Pierre  
191 NE Narrows St  
Mountain Home, ID 83647

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**WARRANTY DEED (JTWROS)**

THE GRANTOR(S),

- Generation Family Properties, LLC, a Minnesota Limited Liability Company with a mailing address of 310 4<sup>th</sup> Ave S Suite 5010 PMB 91990 Minneapolis, MN 55415,

for and in consideration of: \$10,000.00 USD (ten thousand dollars and zero cents) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the

GRANTEE(S):

- Tyler Green and Jacqueline St. Pierre, a married couple whose mailing address is 191 NE Narrows St Mountain Home, ID 83647, as joint tenants with rights of survivorship,

the following described real estate, situated in the County of Klamath, State of Oregon:

NIMROD RIVER PARK 4TH ADDITION BLK-52 LOT-14 and by APNs# R343159

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

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. 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.

Grantor Signatures:

DATED: 1/6/2025

Summer Walker

Summer Walker

Managing Member of Generation Family Properties, LLC

310 4<sup>th</sup> Ave S Suite 5010 PMB 91990

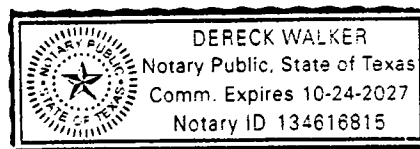
Minneapolis, MN 55415

STATE OF Texas

COUNTY OF Smith, ss:

This instrument was acknowledged before me on this 6 day of  
January, 2025 by Summer Walker, Managing Member of Generation Family  
Properties, LLC.

[Signature]  
Notary Public  
Signature of person taking acknowledgment



Notary  
Title (and Rank)

My commission expires 10-24-2027