



00339301202500016050010014

03/06/2025 10:03:07 AM

Fee: \$82.00

THIS SPACE

After recording return to:  
John Sears  
PO Box 282  
Penn Valley, CA 95946

Until a change is requested  
All tax statements will be  
Sent to the following address:

John Sears  
PO Box 282  
Penn Valley, CA 95946

STATUTORY WARRANTY DEED

Keith Michael Thompson, David Robert Thompson and Kenneth David Thompson not as Tenants in Common but with full rights of survivorship, Grantor, conveys and warrants to **John Sears**, 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:

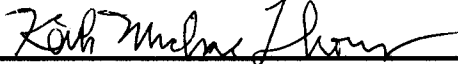
**Lot 7, Block 35, Klamath Falles Forest Estates, Highway 66, Unit Plat No. 2, according to the official plat thereof on file in the office of the County Cler, Klamath County, Oregon.**


- This property is free from liens and encumbrances, EXCEPT:
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.

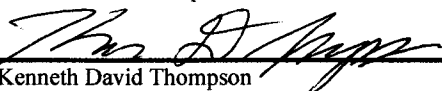
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT. THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS. 30.930

The true consideration for this conveyance is **\$25,888** (here comply with requirements of ORS 93.030)

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

  
\_\_\_\_\_  
Keith Michael Thompson

  
\_\_\_\_\_  
David Robert Thompson

  
\_\_\_\_\_  
Kenneth David Thompson

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of the document.

State of California  
County of Los Angeles  
On March 3, 2025 before me, Jacqueline Amezcua, Notary Public

Personally appeared David Robert Thompson, Kenneth David Thompson, Keith Michael Thompson who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that he she they executed the same in his her their authorized capacity(ies), and that by his her their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Jacqueline Amezcua  
Signature of notary public

