

RECORDING REQUESTED BY:



1501 E. McAndrews Road, Ste 100
Medford, OR 97504

GRANTOR'S NAME:

TruHome Building and Development, LLC, an
Oregon limited liability company

GRANTEE'S NAME:

Kevin Loop

AFTER RECORDING RETURN TO:

Order No.: 470325093982-SB
Kevin Loop
3300 Narvaez Ave, #159
San Jose, CA 95136

SEND TAX STATEMENTS TO:

Kevin Loop
3300 Narvaez Ave, #159
San Jose, CA 95136

APN/Parcel ID(s): R418195
R418202
341 Division St & 341 Division St A, Klamath
Falls, OR 97601

2025-005352
Klamath County, Oregon
06/30/2025 11:35:01 AM
Fee: \$97.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

TruHome Building and Development, LLC, an Oregon limited liability company, Grantor, conveys and warrants to Kevin Loop, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS FIVE HUNDRED AND NO/100 DOLLARS (\$500.00). (See ORS 93.030).

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.

STATUTORY WARRANTY DEED
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: June 27, 2025

TruHome Building and Development, LLC, an Oregon limited liability company

BY: [Signature]

Jamie Batte
Member

BY: [Signature]

Thomas McGowan
Member

State of OR
County of Jackson

This instrument was acknowledged before me on June 27, 2025 by Jamie Batte, as Member for TruHome Building and Development, LLC, an Oregon limited liability company and Thomas McGowan, as Member for TruHome Building and Development, LLC, an Oregon limited liability company.

[Signature]

Notary Public - State of OR

My Commission Expires: 8/16/27

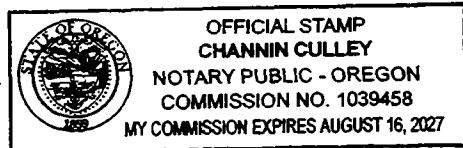


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

Lots 7 and 8, Block 24, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2:

Lots 9 and 10, Block 24, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.