

2025-005451

Klamath County, Oregon

07/02/2025 08:38:01 AM

Fee: \$92.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
The LandPost LLC
622 McIntire Rd
Charlottesville, VA 22902

WARRANTY DEED

THE GRANTOR(S),
- HARRISON SEAN C AKA HARRISON SEAN, 5614 S Sheridan Ave,
Tacoma, WA 98408,

for and in consideration of: 5000 and other good and valuable consideration grants,
bargains, sells, conveys and warranties to the GRANTEE(S):

- The LandPost LLC 622McIntire RD Charlottesville VA 22902,
the following described real estate, situated in the County of KLAMATH, State of Oregon:

KLAMATH FALLS FOREST ESTATES HWY 66
PLAT #2 BLK-59 LOT-8

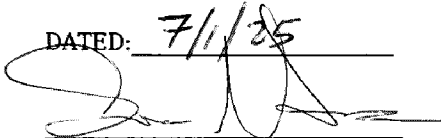
3811-016D0-03000

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.

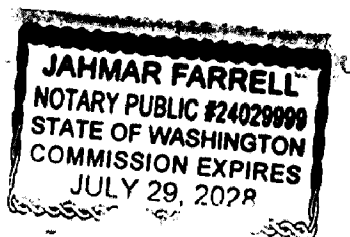
Grantor Signatures:

DATED: 7/1/25


Sean Harrison
5614 S Sheridan Ave, Tacoma, WA 98408

STATE OF Washington
COUNTY OF Pierce, ss:

This instrument was acknowledged before me on this 1 day of July,
by HARRISON SEAN C AKA HARRISON SEAN.





Notary Public
Signature of person taking
acknowledgment

SR Branch rep.
Title (and Rank)

My commission expires 07/29/2028