

2025-005860

Klamath County, Oregon

07/10/2025 08:37:02 AM

Fee: \$92.00

This Document Was Prepared by:

PENG ZHANG

94 VALLEY FALLS WAY

ST JOHNS, FL 32259

Send tax statement to:

After Recording Please Return to:

Jessica Warner

3279 Rockmill Dr

Ellenwood, GA 30294

WARRANTY DEED

WARRANTY DEED, made this 9th day of July, 2025 by and
between PENG ZHANG of the city of
ST JOHNS and County of ST JOHNS ("grantor"), and
JESSICA WARNER ("grantee"), whose
mailing address is 3279 Rockmill Dr. Ellenwood, GA 30294.

THE GRANTOR, for and in consideration of the sum of TEN
DOLLARS (\$ 10), the receipt and sufficiency of which is hereby acknowledged and received, and for
other good and valuable consideration, does hereby grant, bargain, sell and convey unto the grantee his/her heirs and
assigns, the following described premises located in the County of Klamath, state of,
Oregon described as follows (enter legal description):

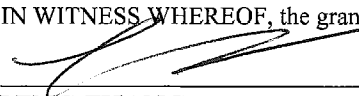
KLAMATH FALLS FOREST ESTATES SYCAN UNIT, THE WEST HALF OF THE SOUTH 415' M/L OF LOT 4 BLOCK 18,
LOCATED IN THE COUNTY OF KLAMATH, STATE OF OREGON.

Also known as street and number _____

Tax Parcel ID# R-3313-01300-02300-000

TO HAVE AND TO HOLD the said premises, with its appurtenances unto the said Grantee his/her
heirs and assigns forever. Grantors covenant with the Grantee that the Grantors are now seized in fee simple absolute of
said premises; that the Grantors have full power to convey same; that the same is free from all encumbrances excepting
those set forth above; that the Grantee shall enjoy the same without any lawful disturbance; that the Grantors will, on
demand, execute and deliver to the Grantee, at the expense of the Grantors, any further assurance of the same that may be
reasonably required, and, with the exceptions set forth above, that the Grantors warrant to the Grantee and will defend for
him/her all the said premises against every person lawfully claiming all or any interest in same, subject to real property
taxes accrued by not yet due and payable and any other covenants, conditions, easements, rights of way, laws and
restrictions of record.

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


PENG ZHANG
Grantor

Grantor

Witness (if required)

Witness (if required)

STATE OF () County of

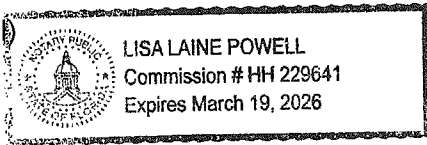
FLORIDA NOTARY ACKNOWLEDGEMENT (INDIVIDUAL)

STATE OF FLORIDA

COUNTY OF Santa Johns

The foregoing instrument was acknowledged before me by means of ☒ physical presence ☐ online notarization, this 9th day of July, 2025, by Peng Zhang
(Name of Person Acknowledging).

(Seal)



Lisa Laine Powell
Signature of Notary Public

Lisa Laine Powell
Print, Type or Stamp Name of Notary

Personally Known:

OR Produced Identification:

Type of Identification Produced: Driver License

Description of Attached Document

Title or Type of Document: Warranty Deed # R-3313-01300-02300-000

Document Date: July 9th, 2025 Number of Pages: 2

Signer(s) Other Than Named Above: Peng Zhang