

2025-011324
Klamath County, Oregon
12/19/2025 08:31:02 AM
Fee: \$92.00



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
SF Farms, LLC an Oregon Limited Liability
Company
7787 Bluegill Rd.
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be
sent to the following address:
SF Farms, LLC an Oregon Limited Liability
Company
7787 Bluegill Rd.
Klamath Falls, OR 97603
File No. 1042648

STATUTORY WARRANTY DEED

Michael J. Casey and Terrel J. Wagstaff, Trustees of the Wagstaff Casey Trust dated May 2, 2023,
Grantor(s), hereby convey and warrant to

SF Farms, LLC an Oregon Limited Liability Company ,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of
encumbrances except as specifically set forth herein:

**Parcel 3, Partition No. 19-97 situated in the SE1/4 and SE1/4 NE1/4, Section 34, Township 36
South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$750,000.00.

The above-described property is free of encumbrances except all those items of record, if any, as of
the date of this deed and those shown below, if any:

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.

Dated: 18 Dec 2025

Michael J. Casey
Michael J. Casey, Trustee of the Wagstaff Casey Trust dated May 2, 2023

Terrel J. Wagstaff
Terrel J. Wagstaff, Trustee of the Wagstaff Casey Trust dated May 2, 2023

State of Oregon } ss
County of Klamath }

On this 17 day of December, 2025, before me, Emily Jean Coe, a Notary Public in and for said state, personally appeared Michael J. Casey and Terrel J. Wagstaff known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Wagstaff Casey Trust dated May 2, 2023 and acknowledged that ~~he~~she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Emily Jean Coe
Notary Public for the State of Oregon
Residing at: Klamath Falls OR
Commission Expires: 9/8/2029

