

2026-000491

Klamath County, Oregon



00351838202600004910020023

01/16/2026 11:35:00 AM

Fee: \$92.00

WHEN RECORDED RETURN TO:

MAIL TAX STATEMENT TO:

Land Finch LLC

422 Larkfield Center #497

Santa Rosa, California 95403

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WARRANTY DEED

THE GRANTOR(S),

Jennifer Arlington. 145 E Date ST, Connell, WA 99326

for and in consideration of: 5500 and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Land Finch, LLC, a California Limited Liability Company with a mailing address of 422 Larkfield Center #497, Santa Rosa, CA 95403,

the following described real estate, situated in the County of KLAMATH, State of Oregon:

Lot 1, Block 28, Tract 1113, Oregon Shores Unit no. 2, in the office of the County Recorder of Klamath County, State of Oregon.

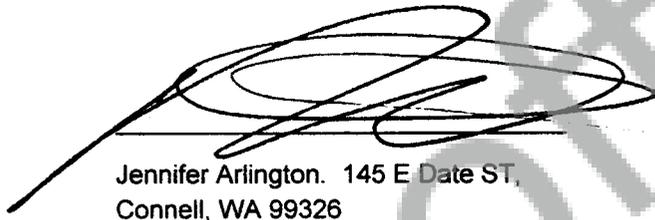
3507-018DA-08500

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: 11-21-25

  
Jennifer Arlington. 145 E Date ST,  
Connell, WA 99326

STATE OF Washington  
COUNTY OF Franklin, ss:

This instrument was acknowledged before me on this 21<sup>st</sup> day of November 2025  
by Jennifer Arlington

Patricia Orr

Notary Public

Signature of person taking acknowledgment

notary  
Title (and Rank)

My commission expires 6-1-28

