

4496

QUITCLAIM DEED

Vol. 1795 Page 21625

KNOW ALL MEN BY THESE PRESENTS, That **RICHARD A. WELLS**

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto

**DIANE E. WELLS**

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of the grantor's right, title and interest in that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any-wise appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to-wit:

**LOTS 5+6, Block 7 CHILOQUIN, in the County of Klamath, state of Oregon.**

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is **\$3000.00**

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which) (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this **17<sup>th</sup>** day of **Feb.**, **1995**; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF **CALIFORNIA**

County of \_\_\_\_\_

ss.

STATE OF **CALIFORNIA**  
County of \_\_\_\_\_

ss.

\_\_\_\_\_, 19\_\_\_\_.

Personally appeared the above named \_\_\_\_\_

Personally appeared \_\_\_\_\_ and

who, being duly sworn,

each for himself and not one for the other, did say that the former is the \_\_\_\_\_ president and that the latter is the \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_ and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: \_\_\_\_\_

\_\_\_\_\_ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(SEAL)

Notary Public for Oregon

My commission expires: \_\_\_\_\_

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

**DIANE WELLS FALINI**

**P.O. BOX 1794**

**KLAMATH FALLS, OR 97601**

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

**ABOVE**

NAME, ADDRESS, ZIP

STATE OF **CALIFORNIA**  
**OREGON**

ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as document/fee/file/instrument/microfilm No. \_\_\_\_\_, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_

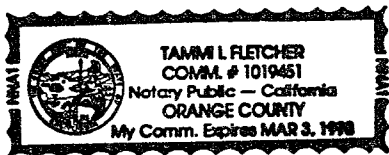
Deputy

35.00  
OK 15000

## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California  
 County of Orange  
 On 2-17-95 before me, Tammi L Fletcher, Notary  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"  
 personally appeared Richard A. Wells  
NAME(S) OF SIGNER(S)

☐ personally known to me - OR ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Tammi L Fletcher, Notary  
SIGNATURE OF NOTARY

## OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

## CAPACITY CLAIMED BY SIGNER

☒ INDIVIDUAL  
☐ CORPORATE OFFICER

TITLE(S)

☐ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
 NAME OF PERSON(S) OR ENTITY(IES)

/ / / / /

## DESCRIPTION OF ATTACHED DOCUMENT

Quitclaim Deed  
 TITLE OR TYPE OF DOCUMENT

1  
 NUMBER OF PAGES

2-17-95  
 DATE OF DOCUMENT

N/A  
 SIGNER(S) OTHER THAN NAMED ABOVE

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the 15th day  
 of August A.D., 19 95 at 10:50 o'clock A M., and duly recorded in Vol. M95  
 of Deeds on Page 21625

FEE \$35.00  
 CC 1.50

By Bernetha G. Letsch, County Clerk  
Annette M. Queller