

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That DONALD DUARTE and MARY JANE DUARTE, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto FRANK DUARTE and TERESA DUARTE, husband and wife 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 way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 10 in Block 4 of River Pine Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00

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

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

In Witness Whereof, the grantor has executed this instrument this 6th day of Feb, 1995; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized thereto by order of its board of directors.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

*Mary Jane Duarte*  
*Donald Duarte*

STATE OF OREGON, County of \_\_\_\_\_ ss.

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

Notary Public for Oregon

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

Mr. & Mrs. Donald Duarte  
2350 Lynwood Lane  
Penryn, CA 95663

Grantor's Name and Address

Mr. & Mrs. Frank Duarte  
2303 Duarte Road  
Penryn, CA 95663

Grantee's Name and Address

After recording return to (Name, Address, Zip):  
Mr. & Mrs. Frank Duarte  
2303 Duarte Road  
Penryn, CA 95663

Until requested otherwise send all tax statements to (Name, Address, Zip):  
Mr. & Mrs. Frank Duarte  
2303 Duarte Road  
Penryn, CA 95663

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of \_\_\_\_\_ ss.

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 \_\_\_\_\_ and/or as fee/title/instrument/microfilm/reception No. \_\_\_\_\_, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME \_\_\_\_\_ TITLE \_\_\_\_\_  
By \_\_\_\_\_, Deputy



STATE OF CALIFORNIA  
COUNTY OF Placer

SS.

On 2/6/95, before me, Marsea P. Mallory  
personally appeared MaryJane Duarte

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

**Signature**

Marses P Mallouf



(This area for official notarial seal)

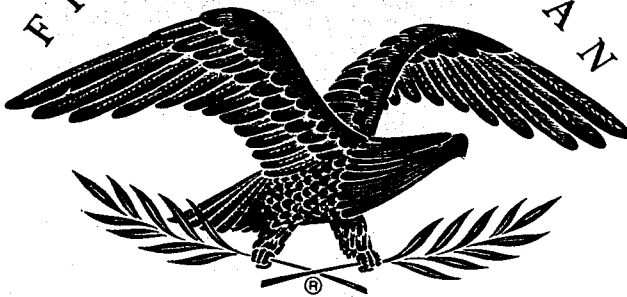
Title of Document	Quitclaim Deed
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Date of Document 2/6/95 No. of Pages 1

Other signatures not acknowledged \_\_\_\_\_ Donald Duarte

FIRST AMERICAN

24331



STATE OF CALIFORNIA  
COUNTY OF Placer

ss.

On Feb. 8, 1995, before me, Marsea P. Mallory,  
personally appeared Donald Duarte

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

Signature

Marsea P. Mallory



(This area for official notarial seal)

Title of Document Quitclaim Deed

Date of Document 2/6/95

No. of Pages 1

Other signatures not acknowledged Mary Jane Duarte

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Frank Duarte  
of Sept. A.D., 19 95 at 11:55 o'clock A M., and duly recorded in Vol. M95  
of Deeds on Page 24329

FEE \$40.00

By Bernetha G. Letsch County Clerk