

M06-13492

Klamath County, Oregon

07/03/2006 11:44:04 AM

Pages 2 Fee: \$26.00

MTC 74959

After recording, return to (Name,
Address, Zip):

Lyndon E. Kerns & Jenine Kerns
9111 Highway 66
Klamath Falls, OR 97601

Until requested otherwise, send all tax
Statements to (Name, Address, Zip):

Lyndon E. Kerns & Jenine Kerns
9111 Highway 66
Klamath Falls, OR 97601

Above Space Reserved for Recorder's Use

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that **Lyndon E. Kerns** (herein referred to as Grantor, whether one or more) for valuable consideration of One Dollar (\$1.00) hereinafter stated does hereby remise, release and forever quitclaim unto **Lyndon E. Kerns and Jenine Kerns**, wife and **husband, as tenants by the entirety** (herein referred to as Grantee, whether one or more), and unto Grantee's heirs, successors and assigns, all of the Grantor's right title and interest in and to that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, Oregon, to-wit:

A tract of land situated in the NE ¼ NW ¼ of Section 27, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the North quarter corner of said Section 27; thence West along the North line of said Section 257.8 feet; thence South 122 feet to the true point of beginning; thence continuing South 516 feet to the Northerly right of way line of the Klamath Falls-Ashland Highway; thence North 48° 08' East along said Northerly right of way line 346 feet more or less to a point that is South 48° 08' West 75 feet from the North South Center line of said Section; thence North 31° 05' West 391.17 feet to the point of beginning.

Account #: 3908-02700-01000-000 Key # 498321

Known as: 9111 Highway 66, Klamath Falls, OR 97601

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.

2600

TO HAVE AND TO HOLD the same unto the said Grantees, their heirs, successors and assigns forever.

The singular number shall include the plural, the plural the singular, and use of any gender shall be applicable to all genders.

Dated this 28 day of June, 2006.

Lyndon E. Kerns
Lyndon E. Kerns

STATE OF OREGON)

County of KLAMATH) ss.

JUNE 28, 2006

Personally appeared the above named **Lyndon E. Kerns** acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

Before me: JOANN R. SIEBECKE

JoAnn R. Siebecke
Notary Public for OREGON

My commission expires: 07.06.2009



NOTE: The parties are cautioned that by completing and executing this document, legal rights, duties and obligations are created. By signing, the parties acknowledge that they have been advised to seek and obtain independent legal counsel as to all matters contained in the within document prior to signing same and that said parties have obtained advice or choose to proceed without same.