

2006-018796

Klamath County, Oregon



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09/19/2006 01:14:07 PM

Fee: \$26.00

COVER PAGE FOR OREGON DEEDS

File# US-00000711287

Grantor: Richard Ortiz

Grantor's Mailing Address: 1160 Crescent Avenue, Klamath Falls, Oregon 97601

Grantee: Richard Ortiz and Sara Ortiz, husband and wife, not as tenants in common but with right of survivorship

Grantees Mailing Address: 1160 Crescent Avenue, Klamath Falls, Oregon 97601

Type of Document to be Recorded: QUITCLAIM DEED

Consideration: The true consideration for this conveyance is: \$0.00

Prior Recorded Document Reference: Deed: Recorded 1029-2002 BK MO2,
PG 12054, Doc. No.

Until a change is requested, all Tax Statements shall be sent to the following address:

Richard and Sara Ortiz
1160 Crescent Avenue
Klamath Falls, Oregon 97601

Requested by and
Return to:
Fidelity National Title Group
4240 International Parkway Ste. 160
Carrollton, TX 75007
(972) 307-2500

Prepared By:
Daniel S. Margolin
621 SW Morrison Street
Portland, OR 97205

QUITCLAIM DEED

TITLE OF DOCUMENT

Richard Ortiz, Grantor, releases and quitclaims to Richard Ortiz and Sara Ortiz, husband and wife, not as tenants in common but with right of survivorship, Grantee, all right title and interest in and to the following described real property:

LOT 9, BLOCK 12, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.


Tax Account No.: 123809-029DD-036000-000
Prior Recorded Document Reference: Deed: Recorded 10-29-2002; BK MO 2
PG 1020516, Doc. No. —

Subject To: 1. Taxes for the Current fiscal year, paid current
2. Restrictions, Conditions, Covenants, Rights, Rights of Way and Easements now of Record, if any

The true consideration for this conveyance is: \$0.00

Dated this 31 day of JULY, 2006. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.


BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.


Richard Ortiz

STATE OF OREGON
COUNTY OF KLAMATH

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This instrument was acknowledged before me this 31 day of JULY, 2006, by **Richard Ortiz**.

Before Me: 
NOTARY PUBLIC - STATE OF OREGON
My Commission Expires: 2-6-07

NOTARY STAMP/SEAL

