

2007-002398

Klamath County, Oregon



00014910200700023980020026

02/12/2007 11:39:02 AM

Fee: \$26.00

MTCT8 255

Grantor's Name and Address

Heidi C. James
4821 Lorrayne Place
Klamath Falls, OR 97603

Grantee's Name and Address

After recording, return to:

Christopher L. James & Heidi C. James
4821 Lorrayne Place
Klamath Falls, OR 97603

**Until requested otherwise, send all tax
Statements to:**

Christopher L. James & Heidi C. James
4821 Lorrayne Place
Klamath Falls, OR 97603

Above Space Reserved for Recorder's Use

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that **Heidi C. James f/k/a Heidi C. Hanover** (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 **Christopher L. James and Heidi C. James, husband and wife, 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:

Lot 3 in Block 6 of FIRST ADDITION TO KELENE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account # 3909-015AA-06400-000

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.

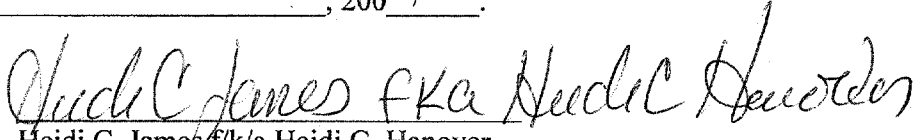
TO HAVE AND TO HOLD the same unto the said Grantee, his heirs, successors and assigns forever.

SUBJECT TO easements, reservations, exceptions, water rights, covenants, conditions and restrictions, if any.

24⁰⁰

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

Dated this 5 day of FEB, 200 7.


Heidi C. James f/k/a Heidi C. Hanover

STATE OF OREGON)

County of KLAMATH) ss.

FEB 5, 200 7

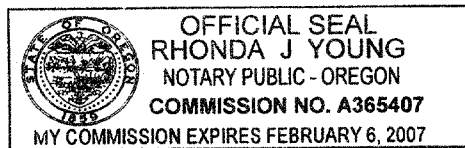
Personally appeared the above named **Heidi C. James f/k/a Heidi C. Hanover** who acknowledged the foregoing instrument to be her voluntary act and deed.

Before me: RHONDA J YOUNG



Notary Public for OREGON

My commission expires: 2-6-07



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.