

2007-013395
Klamath County, Oregon



00027958200700133950040048

07/30/2007 10:42:20 AM

Fee: \$36.00

~~Return to &~~)
Until a change is requested all tax statements)
Shall be sent to the following address:)
CHARLES D WHITE
410 SHARP RD
MIDLAND, OR 97634
Ref #:4880591/docprep

When recorded mail to:)
First American Title Insurance)
Lenders Advantage)
1100 Superior Avenue, Suite 200)
Cleveland, Ohio 44114)
ATTN: NATIONAL RECORDINGS)

Above This Line Reserved For Official Use Only

Tax Parcel ID#: 00R160266

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, VIRGINIA L. WHITE, A MARRIED WOMAN, WHO ACQUIRED TITLE WITHOUT MARITAL STATUS, hereinafter referred to as "Grantor", does hereby remise, release, and forever quitclaim unto CHARLES D WHITE AND VIRGINIA L WHITE, HUSBAND AND WIFE, AS JOINT TENANTS hereinafter "Grantee", whose address is 410 SHARP RD, MIDLAND, OR 97634 the following lands and property, together with all improvements located thereon, lying in the County of KLAMATH, State of Oregon to-wit:

**"SEE COMPLETE LEGAL ATTACHED AS
EXHIBIT "A" INCLUDED HERewith AND
MADE A PART HEREOF"**

Prior instrument reference: Document No. _____, of the Recorder of KLAMATH County, Oregon.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, right-of way, protective covenants and minerals reservations of record, if any.

WHITE
12769674 OR
FIRST AMERICAN LENDERS ADVANTAGE
QUIT CLAIM DEED

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

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

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

Taxes for tax year _____ shall be _____ prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or _____ paid by Grantee, or _____ paid by Grantor.

The property herein conveyed _____ is not a part of the homestead of Grantor, or _____ is part of the homestead of Grantor.

The true consideration for this conveyance is \$ _____ (Here comply with the requirements of ORS 93.030)

WITNESS Grantor(s) hand(s) this the 11 day of July, 2007.

Witness

Virginia L. White
VIRGINIA L. WHITE

Printed Name

Witness

Printed Name

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 or ORS 30.930.

STATE OF Oregon

COUNTY OF Klamath

This instrument was acknowledged before me on 7-11-07 (date) by _____

Virginia L. White (name(s) of person(s))



Notary Public

Print Name

My Commission Expires: 10-29-09

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.

Prepared by
William E. Curphey & Assoc., P.C.
2605 Enterprise Road East, Suite 155
Clearwater, Florida 33759

Exhibit "A"

LOT 28 OF FIRST ADDITION TO MIDLAND, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, EXCEPT THE EASTERLY 1/2 ACRE OF SAID LOT 28. ALSO THE E1/2 OF VACATED 4TH STREET ADJOINING SAID LOT 28 OF THE WEST.

APN# 00R160266