

2008-005192

Klamath County, Oregon



00043943200800051920020029

04/09/2008 10:04:36 AM

Fee: \$26.00

**AFTER RECORDED, MAIL TO:**

AmeriEstate Legal Plan, Inc.

3525 Hyland Ave. Suite 150

Costa Mesa, CA 92626

Mail Tax Statements to:

CECIL F. FLETCHER

12851 MARTHA ANN, ROSSMOOR, CA 90720

## Quitclaim Deed

The undersigned grantor(s) declare(s): This conveyance transfers the grantor's interest into a Revocable Living Trust.  
There is no consideration for this transfer. (True and Actual Consideration is -0-)

This Quitclaim Deed, made this 28 day, of December, 20 07, by and between the following parties:

GRANTOR: CECIL F. FLETCHER and GERALDINE S. FLETCHER (NOW BEING DECEASED), husband and wife, whose address is 12851 MARTHA ANN, ROSSMOOR, CA 90720

GRANTEE: CECIL F. FLETCHER, Trustee, under Declaration of Trust dated DEC 28 2007, known as THE CECIL F. FLETCHER TRUST, whose address is 12851 MARTHA ANN, ROSSMOOR, CA 90720, with full power to sell, assign, exchange, transfer, convey, and encumber.

Property address: 8111 HWY 66, KLAMATH FALLS, OR

Parcel #: P498054

The Grantor does hereby remise, release and quitclaim unto the Grantee and all successor under said Revocable Living Trust, the following described real estate in **KLAMATH COUNTY, OREGON**

A PORTION OF THE SW 1/4 OF THE NW 1/4 OF SECTION 23, TOWNSHIP 39 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT MARKED BY AN IRON PIN ON THE NORTH LINE OF THE KLAMATH FALLS-ASHLAND HIGHWAY AND DISTANT ALONG SAID NORTH LINE OF HIGHWAY 277.9 FEET FROM THE INTERSECTION OF SAID LINE AND THE EAST LINE OF SAID SW 1/4 OF NW 1/4; THENCE SOUTHWESTERLY ALONG SAID LINE OF HIGHWAY 300 FEET TO THE SOUTHEAST CORNER OF THE PROPERTY HEREIN DESCRIBED; THENCE NORTH 35° WEST 400 FEET; THENCE SOUTHWESTERLY AND PARALLEL WITH SAID LINE OF HIGHWAY 125 FEET; THENCE SOUTHEASTERLY TO A POINT ON THE NORTH RIGHT OF WAY LINE OF THE KLAMATH FALLS-ASHLAND HIGHWAY 100 FEET WEST OF THE POINT OF BEGINNING; THENCE NORTHEASTERLY ALONG SAID LINE OF HIGHWAY 100 FEET TO THE POINT OF BEGINNING, BEING THE SOUTHEAST CORNER OF THE PROPERTY HEREIN DESCRIBED.

**This Conveyance** is made subject to all provisions, covenants, encumbrances, restrictions, rights of way, easements, and/or agreements previously imposed and appearing of record.

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**Land Use Statement** : Before signing or accepting this instrument, the person acquired 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 and to inquire about the rights of neighboring property owners, if any, under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)).

WITNESS Grantor(s) hand(s) this the 28 day of December, 2007

Cecil F. Fletcher  
CECIL F. FLETCHER

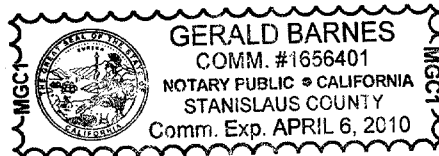
STATE OF California

COUNTY OF Orange

On, DEC 28 2007, before me, Gerald Barnes, personally appeared, CECIL F. FLETCHER, 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 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 this instrument the person(s) or the entity upon behalf of which person(s) acted, executed the instrument.

(THIS AREA FOR OFFICIAL NOTARY STAMP)

WITNESS my hand and official seal



Signature

[Handwritten Signature]

**TITLE SEARCH NEITHER REQUESTED OR DONE - PREPARED FROM INFORMATION SUPPLIED BY GRANTOR(S).**