

2008-007482

Klamath County, Oregon



00046623200800074820030039

05/22/2008 02:18:04 PM

Fee: \$31.00

Returned to Counter

BRIAN R Conn
 9220 Silverdale Ct
 Sacramento, CA 95829
 Taxes mailed to state.

Above Space Reserved for Recording

(If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.)

Quitclaim Deed

Date of this Document: _____

Reference Number of Any Related Documents: _____

Grantor:

Name

Street Address

City/State/Zip

Jeise J. Mc Neice
 5350 Shasta Way
 Klamath Falls, Or. 97603

Grantee:

Name

Street Address

City/State/Zip

BRIAN R Conn + PATRICIA A Conn WITH SURVIVORSHIP
 9220 Silverdale Ct
 Sacramento, CA. 95829.

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): See Attachment.

Assessor's Property Tax Parcel/Account Number(s): _____

THIS QUITCLAIM DEED, executed this 22 day of May, 2008, by first party, Grantor, _____, whose mailing address is _____, to second party, Grantee, _____, whose mailing address is _____.

WITNESSETH that the said first party, for good consideration and for the sum of \$0 Dollars (\$) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,

which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of _____, State of _____ to wit: _____

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

Signature of Witness _____

Print Name of Witness _____

Signature of Witness _____

Print Name of Witness _____

✓ Signature of Grantor Jesse J. McNeice

Print Name of Grantor JESSE J. MCNEICE

State of OREGON

County of Klamath

On 5-22-08, before me, Susie Costic,

appeared JESSE JAMES MCNEICE, personally 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 the 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 the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Susie Costic
Signature of Notary Commission Expires 3/13/2010

Affiant _____ Known _____ Produced ID _____

Type of ID _____

(Seal)



ES

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

STATE OF OREGON,
County of Klamath } ss.

Grantor's Name and Address

Grantee's Name and Address

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

Jesse J. & Ann L. McNeice5350 Shasta WayKlamath Falls, Or. 97603

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

same as aboveSPACE RESERVED
FOR
RECORDER'S USEI certify that the within instrument was
received for recording on February 3, 1978
at 12:54 o'clock P.M., and recorded in
book/reel/volume No. M78 on page 2094
and/or as fee/file/instrument/microfilm/reception
No. 42605, Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

WARRANTY DEED

Jesse J. McNeice

KNOW ALL BY THESE PRESENTS that

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Jesse J. McNeice
and Ann L. McNeice, husband and wife and Brian R. Conn, grandson
 hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
 that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
 situated in Klamath County, State of Oregon, described as follows, to-wit:

N 1/2 S 1/2 NW 1/4 of Section 17, Township 36 South, Range 13 East of the
Willamette Meridian, Klamath County, Oregon.

Reserving therefrom perpetual easement for the purpose of ingress
and egress over the easterly 30 feet of the herein described property
and benefitting adjoining parcel described as: The S 1/2 S 1/2 NW 1/4 of
section 17, Township 36 South, Range 13 East of the Willamette
Meridian, Klamath County, Oregon

(IF SPACE INSUFFICIENT CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
 in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

Rights of the public in and to any portion of the herein described
premises lying within the limits of streets, roads or highways,

_____, and that
 grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all
 persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 500,000. ① However, the
 actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate
 which) consideration. ① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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

In witness whereof, the grantor has executed this instrument on May 25, 2006; if grantor
 is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do
 so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFER-
 RING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY,
 UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS
 INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS
 INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULA-
 TIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
 ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROP-
 RIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED
 USES, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOR-
 EST 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)).

Jesse J. McNeice

STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____

by _____

This instrument was acknowledged before me on _____

by _____

as _____

of _____

Notary Public for Oregon

My commission expires _____