

2008-012448

Klamath County, Oregon



00052688200800124480040040

09/05/2008 11:04:26 AM

Fee: \$36.00

2008-012447

Klamath County, Oregon



00052687200800124470030036

09/05/2008 10:47:46 AM

Fee: \$31.00

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

After Recording Return To: Kevin R. Holben

Send Tax Statement to: Kevin R. Holben
Property Tax Parcel # R3612-014C0-00800-000

1. Name(s) of the Transaction(s): Quit Claim Deed

2. Direct Party (Grantor): James L. Holben

3. Indirect Party (Grantee): Kevin R. Holben

4. True and Actual Consideration Paid: \$1.00

5. Legal Description: Lot 30, Section 14, Township 36 South, Range 12 East of the Willamette Meridian, Klamath Co, OR, 43419 Hwy 14.E, Beatty, OR 97621
R3612-014C0-008000-000

Re-recording to correct
legal description.
2008-012447

Returned to Counter

Unofficial Copy

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: 7/21/08

Reference Number of Any Related Documents: 2007-018516

Grantor:

Name

Street Address

City/State/Zip

James L. Holben
711 S. Pacific Hwy
Talent OR 97540

Grantee:

Name

Street Address

City/State/Zip

Kevin R. Holben
1735 Palomino Ct
Healdsburg CA 95448

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): Lot 30 Section 14 Township 36 South Range 12 east of

Willamette meridian Klamath Co OR 43419 Hwy 140 E, Beatty,

Assessor's Property Tax Parcel/Account Number(s): See Exhibit A 43612-01400-00800-000

OR 97621

THIS QUITCLAIM DEED, executed this

21

day of

July

2008, by first party, Grantor,

mailing address is

second party, Grantee,

whose mailing address is

James L. Holbe

711 S. Pacific Hwy Talent OR

Kevin R. Holben

1735 Palomino Ct Healdsburg CA 95448

WITNESSETH

Dollars (\$

does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,

that the said first party, for good consideration and for the sum of One dollar

) paid by the said second party, the receipt whereof is hereby acknowledged,

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

Janice L. Stewart
Janice L. Stewart

Signature of Witness

Print Name of Witness

Charles J. Stewart
Charles J. Stewart

Signature of Grantor

Print Name of Grantor

Sharon Roach P.O.A.
Sharon Roach
Power of Attorney
James Holben

State of Oregon

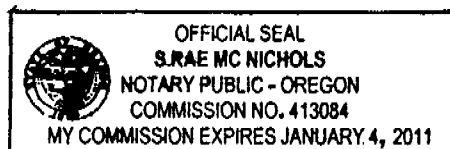
County of Jackson

On 7/21/08, before me, SRAE McNichols,
appeared James L. Holben, 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.

SRAE McNichols
Signature of Notary

Affiant Known Produced ID
Type of ID DL
(Seal)





THIS SPACE RESE

2007-018516

Klamath County, Oregon



00034115200700185160010019

10/29/2007 11:47:42 AM

Fee: \$21.00

MT013916-9124

After recording return to:

James L. Holben

711 S. Pacific Hwy.

Talent, OR 97540

Until a change is requested all

tax statements shall be sent to

The following address:

James L. Holben

711 S. Pacific Hwy.

Talent, OR 97540

Exhibit A

Escrow No.

Title No.

SWD

STATUTORY WARRANTY DEED

WILLIAM D. ROWDEN, Grantor(s) hereby convey and warrant to **JAMES L. HOLBEN**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

Beginning at a point 657 feet North of the South-East corner of Lot 30, Section 14, Township 36 South of Range 12 East of Willamette Meridian, Klamath County, Oregon, and running thence North 470 feet, thence West 470 feet; thence South 470 feet; thence East 470 feet to the place of beginning, and being a portion of Lot 27 in said Section 14.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is \$ TO CLEAR TITLE.

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 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 ORS 197.352.

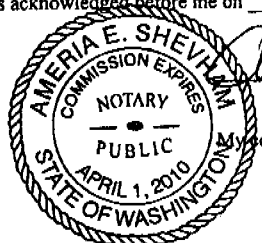
Dated this 31st day of August, 2007

William D. Rowden
WILLIAM D. ROWDEN

State of Washington
County of Spocone

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

This instrument was acknowledged before me on 8/31/07, 2007 by WILLIAM D. ROWDEN.



(Notary Public for Oregon) Washington

My commission expires 4/1/10

21 AMT