

**2009-005817**

**Klamath County, Oregon**



00064979200900058170020023

04/28/2009 10:39:32 AM

Fee: \$26.00

When Recorded Return To:

John R. Hassen  
Hornecker, Cowling, Hassen & Heysell  
717 Murphy Road  
Medford, Oregon 97504

Send Tax Statements To:

Jeanne Michele Johnson  
6606 Troon Lane SE  
Olympia, WA 98501

**QUITCLAIM DEED**

Susan Pruitt Schmeisser and Frank Bradford Bruner, Grantors, release, set over and quitclaim to Jeanne Michele Johnson, Grantee, all of our right, title and interest in all that real property situated in Klamath County, Oregon, described as follows, to wit:

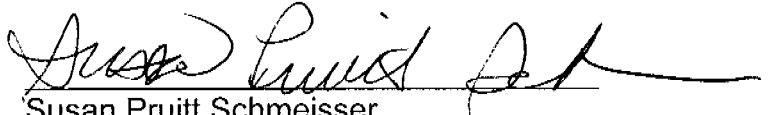
Unit 10772, (Preddy Avenue), Tract 1336 – FALCON HEIGHTS  
CONDOMINIUMS – STAGE 1 according to the official plat thereof  
on file in the office of the County Clerk of Klamath County, Oregon.

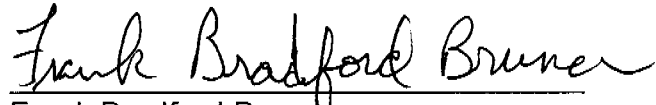
There is no consideration for this transfer.

**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS AND 5 TO 11, CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN**

Bargain and Sale Deed - 1

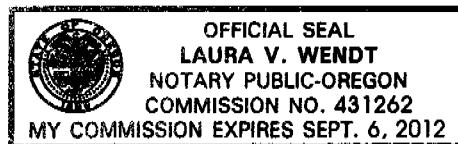
ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS AND 5 TO 11, CHAPTER 424, OREGON LAWS 2007.


  
Susan Pruitt Schmeisser

  
Frank Bradford Bruner

STATE OF OREGON       )  
                                  ) ss.  
County of Jackson     )

On this 20<sup>th</sup> day of April, 2009, personally appeared Susan Pruitt Schmeisser and Frank Bradford Bruner, and acknowledged the foregoing instrument to be their voluntary act and deed.



  
Notary Public for Oregon  
My Commission Expires: Sept. 06, 2012

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Bargain and Sale Deed - 2