

2009-013622

Klamath County, Oregon

THIS SPACE PROVIDED FOR RECORDER'S USE



00074264200900136220030037

10/20/2009 09:02:20 AM

Fee: \$47.00

WHEN RECORDED RETURN TO:

Kellie M. Lester
729 North Pine Street
Pauls Valley, Oklahoma, 73075

SEND TAX STATEMENTS TO:

KELLIE M. LESTER
729 N PINE ST
PAULS VALLEY OK 73075

QUIT CLAIM DEED

THE GRANTOR(S),

-Walter Wayne Beard, a single person,
for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration
conveys, releases and quit claims to the GRANTEE(S):

-Kellie Mari Lester, 729 North Pine Street, Pauls Valley, Garvin County, Oklahoma, 73075,
the following described real estate, situated in the County of Klamath, State of Oregon:

(legal description): S 2 NE 4 NE 4, Section 17, Township 35 South, Range 11 East, W.M.,
according to the official plat thereon on file in the records of Klamath County, Oregon. Property
Tax ID #R785350.

And $\frac{1}{4}$ undivided interest in the following described real estate, situated in the County of
Klamath, State of Oregon:

(legal description): N 2 SE 4 SE 4, Section 17, Township 35 South, Range 11 East, W.M.,
according to the official plat thereon on file in the records of Klamath County, Oregon. Property
Tax ID #R785350.

Grantor grants, all of the Grantor's rights, title, and interest in and to the above described
property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that
neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or
demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number(s): R785350 & 790996

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 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 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 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

Grantor Signatures:

DATED: 9 29 09

Walter W. Beard
Grantor

Walter Wayne Beard
7230 Beaver Lane
Corning, California, 96021-5533

STATE OF OKLAHOMA, COUNTY OF GARVIN, ss:

This instrument was acknowledged before me on this 29th day of
September, 2009 by Walter W. Bevel.



Cindy K. Young
Notary Public

Title (and Rank)

My commission expires 10/02/2010

Notary Address:

P.O. Box 888
Lindsay, OK 73152

