THE PROPERTY

After recording, mail to:
Melvin D. Ferguson
Attorney at Law
514 Walnut Avenue
Klamath Falls, Oregon 97601

2010-011745 Klamath County, Oregon



10/05/2010 10:42:50 AM

Fee: \$42.00

Send tax statements to:

Ronald L. Hamilton
8083 Kings Way
Klamath Falls, Oregon 97603

## **QUITCLAIM DEED**

Donald B. Hamilton, Grantor, releases and quitclaims to Ronald L. Hamilton, Grantee, the following described real property located in Klamath County, Oregon, to-wit:

Lot 3, Block 2, Tract number 1085, COUNTRY GREEN, in the County of Klamath, State of Oregon.

Map Tax Lot: 3909-013AA-00600-000

Key No. 567915

Subject to and excepting reservations, restrictions, easements, and rights of way of record and those apparent upon the land.

This property is commonly known as 4613 Alt Court, Klamath Falls, Oregon 97603.

The consideration for this conveyance is an executed Settlement Agreement and Release between Donald B. Hamilton and Ronald L. Hamilton which resolves the case <u>Donald Bert Hamilton v. Ronald Lynn Hamilton</u>, Circuit Court of the State of Oregon for Klamath County, Case No. 1001755CV and other matters.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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

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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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

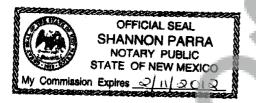
Dated this  $2\sqrt{\frac{7}{4}}$  day of  $5\varepsilon F$ , 2010.

**GRANTOR** 

Donald B. Hamilton

STATE OF NEW MEXICO ) ss. County of Bernalillo )

Personally appeared the above-named Donald B. Hamilton and acknowledged the foregoing instrument to be his voluntary act. Before me:



Notary Public for New Mexico
My Commission Expires: 9/11/2012