

2010-012115

Klamath County, Oregon



00091618201000121150030037

10/14/2010 09:44:16 AM

Fee: \$47.00

COVER PAGE FOR OREGON DEEDS

Grantor: Nancy R. Hata, a widow not since remarried

Grantor's Mailing Address: 1906 Mandan Court, Fremont, California 94539

Grantee: Ian Hata

Grantees Mailing Address: 1906 Mandan Court, Fremont, California 94539

Type of Document to be Recorded: QUITCLAIM DEED

Consideration: The true consideration for this conveyance is: OTHER VALUE WAS THE WHOLE CONSIDERATION

Prior Recorded Document Reference: Deed: Recorded **January 25, 1977**; Book **M 77**, Page **1380**

Until a change is requested, all Tax Statements shall be sent to the following address:

Ian Hata
1906 Mandan Court
Fremont, CA 94539

After Recording Return To:

Louis Pacella, Attorney at Law
3835R East Thousand Oaks Blvd., Ste. 325
Westlake Village, CA 91362

Prepared By:

Nancy R. Hata
1906 Mandan Court
Fremont, CA 94539

QUITCLAIM DEED

TITLE OF DOCUMENT

Nancy R. Hata, a widow not since remarried, Grantor, releases and quitclaims to **Ian Hata**, Grantee, all right title and interest in and to the following described real property, situated in the County of **Klamath**, State of **Oregon**:

BLOCK 25, LOT 7, OF THE 3RD ADDITION TO NIMROD RIVER PARK AS SHOWN ON MAP IN OFFICIAL RECORDS OF SAID COUNTY.

Tax Account No.: **R344871**

Prior Recorded Document Reference: **Deed**: Recorded **January 25, 1977**; Book **M 77**, Page **1380**

Death Recital: Minoru Hata became deceased on August 28, 1978, leaving **Nancy R. Hata** as surviving Tenant by the Entirety. An original certified copy of the Death Certificate is recording concurrently herewith.

Subject To: 1. Taxes for the Current fiscal year, paid current
 2. Restrictions, Conditions, Covenants, Rights, Rights of Way and Easements
 now of Record, if any

The true consideration for this conveyance is: OTHER VALUE WAS THE WHOLE CONSIDERATION

Dated this 20 day of September, 2010. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.

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, 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.

Sharon Sato

Nancy R. Hata, by Sharon Sato, her attorney-in-fact

STATE OF CALIFORNIA }
COUNTY OF ALAMEDA } SS

On this 20th day of Sept., 2010, before me personally appeared ^{SHARON SATO DSB} ~~Nancy R. Hata~~, (proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument (Type of Document: Quitclaim Deed) as the attorney in fact of ^{NANCY R. HATA} ~~Sharon Sato~~, and acknowledged that she subscribed the name of **Nancy R. Hata** thereto as principal, and her own name as attorney in fact.

NOTARY STAMP/SEAL

Before Me:

Dapinder Bhagrath
NOTARY PUBLIC- STATE OF CALIFORNIA
My Commission Expires: JAN 18, 2013

