

2011-000511

Klamath County, Oregon



00095381201100005110020029

01/14/2011 01:15:12 PM

Fee: \$42.00

FORM No. 721 - QUITCLAIM DEED (Individual or Corporate).

COPYRIGHT 1993 STEVENS, NESS, LAW PUBLISHING CO., PORTLAND, OR 97204

NA

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That KATIE JANE FRAZIERhereinafter called grantor,
for the consideration hereinafter stated, does hereby remise, release and quitclaim unto CHARLES D. BARKERhereinafter called grantee, and unto grantee's heirs, successors and assigns all of the grantor's right, title and interest in that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

Exhibit A

A tract of land situated in the SE 1/4 of Section 31, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the North line of Tract 1287, AGENCY LAKE RANCHES, a duly recorded Subdivision, from which the Northwest corner of Lot 9 bears South 89° 57' 34" West 45.80 feet; thence North 03° 30' 35" East 504.23 feet, more or less, to a point on the Southwesterly right of way line of State Highway 62; thence Southeasterly along said right of way 560 feet, more or less, to the Northeast corner of said Lot 9; thence South 89° 57' 34" West 276.72 feet, more or less, to the point of beginning, with bearings based on the plat of said Tract 1287, AGENCY LAKE RANCHES.

CODE 118 MAP 3407-031DO TL 00400 KEY #685967

Katie J. Frazier 12/13/10
Katie J. Frazier

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 13 day of December, 2010, if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized thereto by order of its board of directors.

THIS INSTRUMENT WILL 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.

STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____, 19____,

by _____

This instrument was acknowledged before me on _____, 19____,

by _____

as _____

of _____

Notary Public for Oregon

My commission expires _____

KATIE JANE FRAZIER
2906 CHATEAU MONTELEONE WAY
SACRAMENTO CALIF 95834

Grantor's Name and Address

CHARLES D. BARKER
38898 Hwy 62
CHILD QUIN OR 97624

Grantee's Name and Address

After recording return to (Name, Address, Zip):

38898 Hwy 62
CHILD QUIN OR 97624

Until requested otherwise send all tax statements to (Name, Address, Zip):

38898 Hwy 62
CHILD QUIN OR 97624SPACE RESERVED
FOR
RECORDER'S USECALIFORNIA
STATE OF OREGON } ss.
County of SACRAMENTO

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME TITLE
By _____, Deputy

Jurat

State of California

County of SACRAMENTO

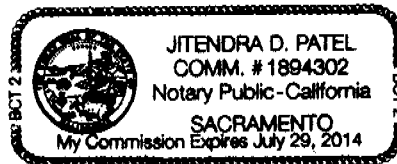
Subscribed and sworn to (or affirmed) before me on this 13th day of Dec.

2010 by KATIE JANE FRAZIER

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature

(Notary seal)



OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

QUITCLAIM DEED

(Title or description of attached document)

Exhibit A

(Title or description of attached document continued)

Number of Pages 1 Document Date 12/13/10

(Additional information)

INSTRUCTIONS FOR COMPLETING THIS FORM

Any Jurat completed in California must contain verbiage that indicates the notary public either personally knew the document signer (affiant) or that the identity was satisfactorily proven to the notary with acceptable identification in accordance with California notary law. Any jurat completed in California which does not have such verbiage must have add the wording either with a jurat stamp or with a jurat form which does include proper wording. There are no exceptions to this law for any jurat performed in California. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
 - ❖ Additional information is not required but could help to ensure this jurat is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document