

UTC88710-MS

THIS SPACE

2011-001215  
Klamath County, Oregon

Stateline Parts Supply, Inc.  
PO Box 601  
Tulelake, CA 96134  
Grantor's Name and Address



02/01/2011 03:24:36 PM

Fee: \$42.00

Richard B. Takacs and Kathleen Takacs  
PO Box 601  
Tulelake, CA 96134  
Grantee's Name and Address

After recording return to:  
Richard B. Takacs and Kathleen Takacs  
P.O. Box 601  
Tulelake, CA 96134

Until a change is requested all tax statements  
shall be sent to the following address:  
Same as above

Escrow No. MT88710-MS

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, That Stateline Parts Supply, Inc., an Oregon Corporation, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto Richard B. Takacs and Kathleen Takacs, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of 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:

**Parcel 2 of Land Partition 27-10 situated in the W1/2 of Government Lot 14 and a portion of Government Lot 20, in the SW1/4 of Section 15, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon created by a final land use decision entered in 2010-000097 on January 4, 2011.**

***This document serves to release the above real property from the lease recorded October 21, 1994 in Volume M94, page 32841, Microfilm Record of Klamath County, Oregon***

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is **partial release of lease referenced above.**

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.

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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 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.

In Witness Whereof, the grantor has executed this instrument this 14 day of January, 2011; 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 to do so by order of its board of directors.

Stateline Parts Supply, Inc., an Oregon Corporation

by Richard B. Takacs  
Richard B. Takacs, President  
by Kathleen Takacs  
Kathleen Takacs, Secretary

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on January 14, 2011 by Richard B. Takacs as President and Kathleen Takacs as Secretary of Stateline Parts Supply, Inc.

Joanne L Johnson  
(Notary Public for Oregon)

My commission expires May 17, 2012

