

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



BE

RAYMOND RUSS

1116 BARTON PL NE

CANTON, OH 44703

Grantor's Name and Address

JOANNE WALLENHORST - RUSS

17523 Co. Rd. 95B

ESPARTO, CA 95627

Grantee's Name and Address

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

JOANNE WALLENHORST

17523 Co. Rd. 95B

ESPARTO, CA 95627

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

JOANNE WALLENHORST

17523 Co. Rd. 95B

ESPARTO, CA 95627

2011-006762

Klamath County, Oregon



00102767201100067620030037

SPACE RE:

FOI

06/02/2011 12:45:25 PM

Fee: \$47.00

RECORDER'S USE

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that RAYMOND RUSS and JOANNE WALLENHORST - RUSS

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto

JOANNE WALLENHORST

hereinafter 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

KLAMATH County, State of Oregon, described as follows, to-wit:

SEE EXHIBIT A.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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 \$ 50,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (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 on 1/10/2011; if grantor is a corporation, 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.

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.

Raymond Russ #NJ867114

Melissa A. Kandell-Nichols

STATE OF OREGON, County of Stark

This instrument was acknowledged before me on 1/10/2011

by RAYMOND RUSS

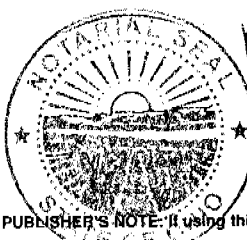
This instrument was acknowledged before me on 1/10/2011

by MELISSA A. KANDEL-NICHOLS

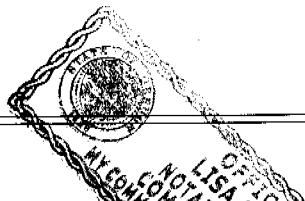
as NOTARY PUBLIC

of CHARTER ONE BANK

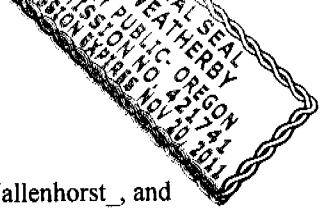
Melissa A. Kandell-Nichols Notary Public for Oregon OHIO My commission expires 2/19/2014



viewed OHDL # NJ867114 on 1/10/2011



Returned to County

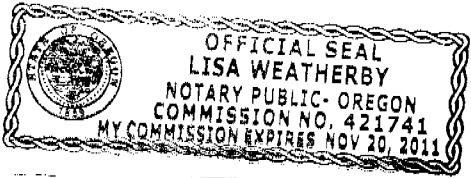


State of Oregon
County of Klamath

On this 11th day of March, 2011, personally appeared before me the above named JoAnne Wallenhorst, and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

WITNESS My hand and official seal.

Lisa Weatherby
Notary Public for Oregon
My Commission expires: 11/20/2011



ATTACHMENT 1

PARCEL 1:

The N 1/2 SE 1/2 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the West 435 feet of the NW 1/4 SE 1/4 of said section.

PARCEL 2:

A portion of the S 1/2 SE 1/4 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point that is 647.40 feet East of the Southwest corner of the NW 1/4 SE 1/4 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon; thence East (along the 1/16 line) approximately 1992.6 feet to the section line common to Section 36 and Section 6; thence South approximately 200 feet to the Northerly right of way line of Paygr Way (County Road 1113); thence Westerly along the Northerly right of way line of Paygr Way (County Road 1113) to a point that is 65 feet South of the point of the beginning; thence North 65 feet to the point of the beginning.