

EOB

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



Ventura Cobian

Po Box 397

Merrill OR 97633

Grantor's Name and Address

Ventura Cobian y Elodia Cobian Flores

Po Box 397

Merrill OR 97633

Grantee's Name and Address

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

Ventura Cobian y Elodia Cobian Flores

Po Box 397

Merrill, OR 97633

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

Same

2012-001182

Klamath County, Oregon



00113423201200011820020028

SPACE RESEF  
FOR  
RECORDER'S USE

02/01/2012 11:40:00 AM

Fee: \$42.00

No. , Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By , Deputy.

## QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Ventura Cobian

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto Ventura Cobian and Elodia Cobian Flores Husband & Wife 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 Attached

(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 \$ 0. 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 2-1-12; 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. 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.

STATE OF OREGON, County of Klamath ss.

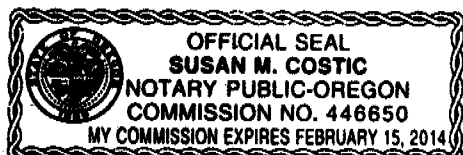
This instrument was acknowledged before me on January 1, 2012 by Ventura COBIAN CENDEJAS

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires 2-15-14

## PARCEL 1:

A portion of the W 1/2 S 1/2 N 1/2 SE 1/4 SW 1/4 of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies East along the section line a distance of 1672.5 feet and North 0 degrees 02' West along the center line of McKinley Street a distance of 762.5 feet and East a distance of 40 feet from the iron monument which marks Southwest corner of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, and running thence East a distance of 115.75 feet to an iron pin; thence North 0 degrees 02' West a distance of 62.5 feet to an iron pin; thence West 115.75 feet to an iron pin; thence South 0 degrees 02' East a distance of 62.5 feet, more or less, to the point of beginning.

## PARCEL 2:

A portion of the W 1/2 S 1/2 N 1/2 SE 1/4 SW 1/4 of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies East along the section line a distance of 1672.5 feet and North 0 degrees 02' West along the center line of McKinley Street a distance of 825 feet and East a distance of 40 feet from the iron monument which marks the Southwest corner of Section 1, Township 41 South, Range 10 East of the Willamette Meridian and running thence East a distance of 115.75 feet to an iron pin; thence North 0 degrees 02' West a distance of 62.5 feet, to an iron pin; thence West a distance of 115.75 feet to an iron pin; thence South 0 degrees 02' East a distance of 62.5 feet, more or less, to the point of beginning.

CODE 228 MAP 4110-1CD TL 1900

State of Oregon, County of Klamath  
Recorded 01/31/01, at 1:08 pm.  
In Vol. M01 Page 3933  
Linda Smith,  
County Clerk Fee\$ 26<sup>00</sup>