

2012-004050

Klamath County, Oregon



00116864201200040500010016

04/18/2012 12:40:29 PM

Fee: \$37.00

Until a change is requested,  
all tax statements shall be sent to:  
Christina Zupan  
444 Hunter Ct.  
Klamath Falls, OR 97603

After recording return to:  
Same address as above

STATUTORY QUITCLAIM DEED

Christopher A. Zupan, Grantor, releases and quitclaims to Christina M. Zupan, Grantee, all right, title, and interest in and to the following described real property:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**LOT 11 OF TRACT 1301, BASIN VIEW ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

The True consideration for this conveyance is: \$0 pursuant to stipulation of the parties.

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, OF 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, OF CHAPTER 424, OREGON LAWS 2007.

DATED: 1-11, 2012.

Christopher A. Zupan

STATE OF OREGON     )  
                                  ) ss.  
County of Klamath    )

This instrument was acknowledged before me on this 11 day of January, 2012 by Christopher A. Zupan.

Notary Public for Oregon  
My commission expires:

