

mtc 95300

RECORDING COVER SHEET
ORS 205.234

2012-014332

Klamath County, Oregon

12/26/2012 03:43:42 PM

Fee: \$57.00

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

1. AFTER RECORDING RETURN TO -

Required by ORS 205.180(4) &
205.238:

**CHICAGO TITLE
SERVICELINK DIVISION
4000 INDUSTRIAL BLVD
ALIQUIPPA, PA 15001**

2. TITLE(S) OF THE TRANSACTION(S) - Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

QUITCLAIM DEED

3. DIRECT PARTY / GRANTOR and Address - Required by ORS 234(1)(b)

STUART T. RENNER AND CYNTHIA L RENNER

Grantor's Address:

2147 THRALL ST, KLAMATH FALLS, OR 97601

4. INDIRECT PARTY / GRANTEE and Address - Required by ORS 234(1)(b)

**JPMORGAN CHASE BANK, NA
1111 POLARIS PARKWAY
COLUMBUS, OH 43240**

**TRUSTEE: Servicelink
4000 INDUSTRIAL BLVD
ALIQUIPPA, PA 15001**

5. For an instrument conveying or contracting to convey fee title, the information required by ORS 93.260:

**UNTIL A CHANGE IS REQUESTED,
ALL TAX STATEMENTS SHALL BE
SENT TO THE FOLLOWING**

ADDRESS:

**STUART T. RENNER
2147 THRALL ST
KLAMATH FALLS, OR 97601**

6. TRUE AND ACTUAL

**CONSIDERATION - Required by
ORS 93.030 for an instrument
conveying or contracting to convey
fee title or any memorandum of
such instrument:**

\$64,000.00

7. TAX ACCOUNT NUMBER OF THE PROPERTY, IF THE INSTRUMENT CREATES A LIEN OR OTHER INTEREST THAT COULD BE SUBJECT TO TAX FORECLOSURE -

Required by ORS 312.125(4)(b)(B):

R442195

55 AMT

Return to: ServiceLink - Retail BSC, 4000 Industrial Boulevard, Aliquippa, PA 15001

Until a change is requested, please forward all tax statements to:
Stuart T. Renner, 2147 Thrall St., Klamath Falls, OR 97601

23326094
Tax Assessor's Account No. 3809-030AA-03700-000

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

STUART T. RENNER, divorced-not remarried, and CYNTHIA L. RENNER, divorced-not remarried, whose mailing address is 2147 Thrall St., Klamath Falls, OR 97601, hereinafter referred to as "Grantor", does hereby convey, release and forever quitclaims, unto STUART T. RENNER, single, in fee simple, whose mailing address is 2147 Thrall St., Klamath Falls, OR 97601, hereinafter referred to as "Grantee", the following lands and property together with all improvements located thereon, in the County of Klamath, State of Oregon, to wit:

Lots 14 and 15 in Block 53 of Buena Vista Addition to the City of Klamath Falls, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Being the same property conveyed to Grantor by deed dated 12/16/2012 and recorded on _____ in _____, in the records of Klamath County, State of Oregon.

Street Address of Real Property: 2147 Thrall St., Klamath Falls, OR 97601

The true and actual consideration paid for this transfer in terms of dollars is \$10.00.

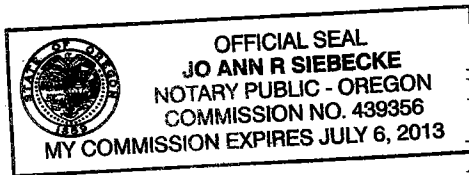
Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462. 757-321-6936.

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemandusa.com/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 17769**

STATE OF OREGON)
COUNTY OF KLAMATH) ss.

The foregoing instrument was acknowledged before me this 6th day of
DEC, 2012 by STUART T. RENNER.



Jo Ann R. Siebecke
Notary Public
JOANN R. SIEBECKE
Print Name
My commission expires: 07.06.2013

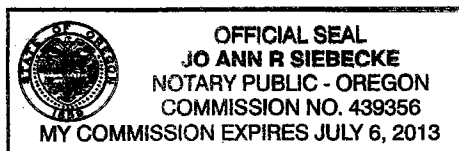
Cynthia L Renner
CYNTHIA L. RENNER

STATE OF OREGON)
COUNTY OF KLAMATH) ss.

The foregoing instrument was acknowledged before me this 6th day of
DEC, 2012 by CYNTHIA L. RENNER.

OFFICIAL SEAL
JO ANN R SIEBECKE
NOTARY PUBLIC - OREGON
COMMISSION NO. 439356
MY COMMISSION EXPIRES JULY 6, 2013

Jo Ann R. Siebecke
Notary Public
JOANN R. SIEBECKE
Print Name
My commission expires: 07.06.2013



Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462. 757-321-6936.

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemandusa.com/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. Order # 17769

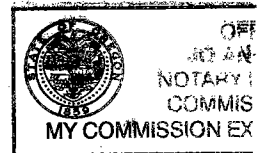
SUBJECT TO:

1. Taxes for the fiscal year _____, a lien due, but not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

THIS CONVEYANCE made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHT, 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 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 10, CHAPTER 424 OREGON LAWS 2007.

IN WITNESS WHEREOF, the said GRANTOR, have executed this Quitclaim Deed this _____ day of 12/6, 2012.




STUART T. RENNER

Prepared by Deeds on Demand, PC

5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462. 757-321-6936.

The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deeds on Demand Invoice, Client Disclosure and Agreement (see www.deedsondemandusa.com/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation. **Order # 17769**

Exhibit A
Legal Description

Lots 14 and 15 in Block 53 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.