

2013-000361

Klamath County, Oregon



00129736201300003610030033

01/10/2013 08:47:01 AM

Fee: \$47.00

Prepared By:

Kathleen Buntan
7160 SW 83rd Avenue
Portland, Oregon 97223

After Recording Return To:

Maciel V. Beristain
7271 SW 168th Place
Beaverton, Oregon 97007

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUIT CLAIM DEED

On January 05, 2013 THE GRANTOR(S),

- Kathleen Root-Buntan, a single person,
for and in consideration of: \$5,000.00 conveys, releases and quit claims to the GRANTEE(S):
- Maciel Beristain, a single person, residing at 7271 SW 168th Place, Beaverton,
Washington County, Oregon 97007

the following described real estate, situated in Chiloquen, in the County of Klamath, State of
Oregon:

Legal Description: 1.33 acres of unimproved land. - Lot 6, Block 11
(M03-21323 Deed) Spring River Pine, First Edition
Grantor does hereby grants, bargain and sell all of the Grantor's rights, title, and interest in and to
the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and
assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall
have, claim or demand any right or title to the property, premises, or appurtenances, or any part
thereof.

Tax Parcel Number: R-3408-27B-1200 / R209722 - Lot 6, Block 11

Mail Tax Statements To:

Maciel V. Beristain
7271 SW 168th Place
Beaverton, Oregon 97007

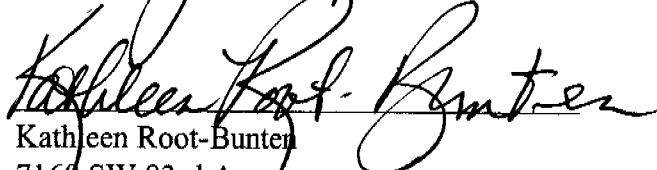
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF

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.

[SIGNATURE PAGE FOLLOWS]

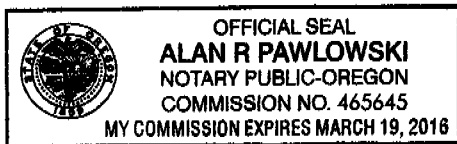
Grantor Signatures:

DATED: Jan 7, 2013


Kathleen Root-Bunten
7160 SW 83rd Avenue
Portland, Oregon, 97223

STATE OF OREGON, COUNTY OF WASHINGTON, ss:

This instrument was acknowledged before me on this 7th day of January,
2013 by Kathleen Root-Bunten.





Notary Public

Notary Public
Title (and Rank)

My commission expires March 19, 2016

Signature and Notary for Quit Claim Deed regarding 1200 SW Salomon Drive