

2013-000967

Klamath County, Oregon



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01/28/2013 09:48:55 AM

Fee: \$47.00

## **COVER PAGE FOR OREGON DEEDS**

**Grantor: Thomas Geren, a married man**

**Grantor's Mailing Address:** 55 Second Street, Unit 1400, San Francisco, California 94105

**Grantee: Thomas Geren and Monica Opoku, as Trustees of the Geren and Opoku Family Trust, dated November 5, 2012**

**Grantees Mailing Address:** 55 Second Street, Unit 1400, San Francisco, California 94105

**Type of Document to be Recorded: QUITCLAIM DEED**

**Consideration:** The true consideration for this conveyance is: OTHER VALUE WAS THE WHOLE CONSIDERATION

**Prior Recorded Document Reference: Deed of Claiming Successor: Recorded September 25, 2002; Book M02, Page 54725**

**Situs Address:** 3002 Corvallis Street  
Klamath Falls, Oregon 97601

**Tax Account Number:** R-3809-019DB-02800-000

**Until a change is requested, all Tax Statements shall be sent to the following address:**

Thomas Geren, Trustee, et al  
55 Second Street, Unit 1400  
San Francisco, CA 94105

**After Recording Return To:**

Law Offices of Ernest Lew  
235 Montgomery Street, Suite 967  
San Francisco, CA 94104

**Prepared By:**

Thomas Geren  
55 Second Street, Unit 1400  
San Francisco, CA 94105

## **QUITCLAIM DEED**

TITLE OF DOCUMENT

**Thomas Geren, a married man**, Grantor, releases and quitclaims to **Thomas Geren and Monica Opoku, as Trustees of the Geren and Opoku Family Trust, dated November 5, 2012**, Grantee, all right title and interest in and to the following described real property, situated in the County of **Klamath**, State of **Oregon**:

LOTS 11 AND 12 OF BLOCK 6 OF KLAMATH LAKE ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No.: **R-3809-019DB-02800-000**

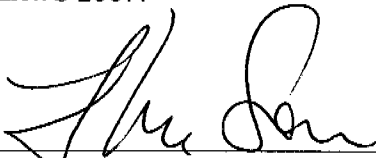
Prior Recorded Document Reference: **Deed of Claiming Successor**: Recorded **September 25, 2002**; Book **M02**, Page **54725**

Subject To:   1. Taxes for the Current fiscal year, paid current  
                  2. Restrictions, Conditions, Covenants, Rights, Rights of Way and Easements  
                      now of Record, if any

**The true consideration for this conveyance is:** OTHER VALUE WAS THE WHOLE CONSIDERATION

Dated this 17th day of December, 2012. If a corporate grantor, it has caused its name to be signed 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, 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.



Thomas Geren

STATE OF CALIFORNIA }

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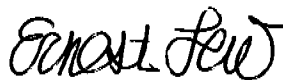
COUNTY OF SAN FRANCISCO }

This instrument was acknowledged before me this 17th day of December, 2012, by **Thomas Geren**

NOTARY STAMP/SEAL



Before Me:



NOTARY PUBLIC- STATE OF CALIFORNIA  
My Commission Expires: April 23, 2016