



00134196201300039150030036

04/12/2013 03:50:39 PM

Fee: \$47.00

City Recorder
500 Klamath Avenue
Klamath Falls, OR 97601

GRANTOR:

City of Klamath Falls
500 Klamath Avenue
Klamath Falls, OR 97601

GRANTEE:

Debra C. Hartley
616 Front Street
Klamath Falls, OR 97601

TAX STATEMENTS:

Until requested otherwise,
send all tax statements to:
Debra C. Hartley
616 Front Street
Klamath Falls, OR 97601

QUITCLAIM DEED

[Statutory]

City of Klamath Falls, Grantor, hereby releases and quitclaims to Debra C. Hartley, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

See attached Legal Description depicted on Exhibit A

The true and actual consideration paid for such transfer, stated in terms of dollars is Five Thousand and 00/100 Dollars (\$5,000.00). Other true and actual property consideration is listed below:

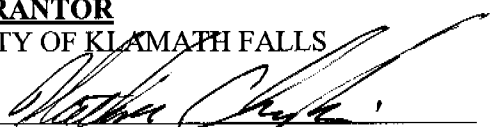
Property Owner, also hereby grants a restrictive covenant prohibiting the individual sale of any individual parcel, or any portion thereof, legally described in Exhibit A, and as referenced in Klamath County Clerk deed recording 2009-013281. The intent of the restrictive covenant is to ensure that all parcels described in Exhibit A, and as referenced in deed recording 2009-013281 are "held together by a single property owner," as required by the provisions of City of Klamath Falls. The restrictive covenant shall be binding on and inure to the benefit of Debra C. Hartley (Property Owner), and her respective successors and assigns.

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.

DATED this 12th day of April, 2013.

GRANTOR

CITY OF KLAMATH FALLS


Nathan Cherpeski, City Manager

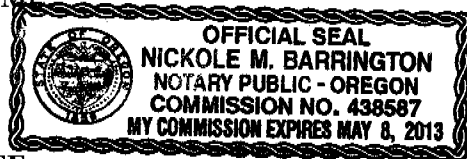
ATTEST:


Elisa D. Olson, City Recorder

STATE OF OREGON)
)ss.
County of Klamath)

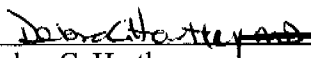
On the 12th day of April, 2013, personally appeared Nathan Cherpeski and Elisa D. Olson, who, each being first duly sworn, did say that the former is the City Manager and the latter is the City Recorder of the City of Klamath Falls, an Oregon municipal corporation, and that the instrument was signed on behalf of said municipal corporation; and each of them acknowledged said instrument to be its voluntary act and deed.

BEFORE ME:




Notary Public for Oregon
My Commission Expires: 5-8-2013

GRANTEE

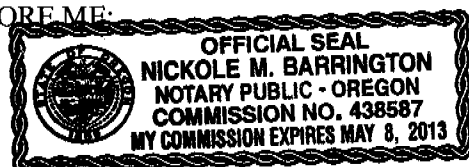

Debra C. Hartley


Debra C. Hartley hereby accepts the above described property from the City of Klamath Falls this 12th day of April, 2013.

STATE OF OREGON)
)ss.
County of Klamath)

Personally appeared the above-named Grantee this 12th day of April, 2013, and acknowledged the foregoing instrument to be her voluntary act.

BEFORE ME:




Notary Public for Oregon
My Commission Expires: 5-8-2013

Description of Conveyance

A Parcel of Land situated in the Northwest 1/4 of the Northeast 1/4 of Section 30, Township 38 South, Range 09 East of the Willamette Meridian. Being more particularly described as follows:

Beginning at the most easterly corner of Parcel 3 of Major Partition 1-P-90, a duly recorded partition, said corner being marked by a 5/8" rebar with a yellow plastic cap marked "LS 993"; thence North 15°02'36" East, 88.38 feet to the south right-of-way line of Front Street; thence along said south right-of-way line, North 89°04'28" East, 59.30 feet; thence leaving said south right-of-way line, South 00°01'25" West, 84.78 feet; thence South 88°57'53" West, 82.18 feet to the Point of Beginning.

Basis of Bearings is Grid North of the Oregon Coordinate Reference System, Bend to Klamath Falls zone.

Contains 6000 square feet, more or less.