

2013-010571

Klamath County, Oregon

09/17/2013 11:28:36 AM

Fee: \$57.00

COVER PAGE FOR OREGON DEEDS

Grantor: DV, LLC

Grantor's Mailing Address: 1702 Crescent Avenue, Klamath Falls, Oregon 97601

Grantee: Richard Dabney and Mary Alice Dabney, husband and wife, not as tenants in common but with right of survivorship

Grantees Mailing Address: 1702 Crescent Avenue, Klamath Falls, Oregon 97601

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: Recorded February 7, 2007; Doc. No. 2007-002138

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

Richard and Mary Dabney
1702 Crescent Avenue
Klamath Falls, Oregon 97601

After Recording Return To:

Richard and Mary Dabney
1702 Crescent Avenue
Klamath Falls, Oregon 97601

Prepared By:

Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074

58015470
2229427

QUITCLAIM DEED

TITLE OF DOCUMENT

DV, LLC, Grantor, releases and quitclaims to **Richard Dabney and Mary Alice Dabney, husband and wife, not as tenants in common but with right of survivorship**, Grantee, all right title and interest in and to the following described real property, situated in the County of **Klamath**, State of **Oregon**:

THE EASTERLY 90 FEET OF LOT 6 IN BLOCK 34, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

Tax Account No.: **R216108**

Prior Recorded Document Reference: **Deed: Recorded February 7, 2007; Doc. No. 2007-002138**

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 27 day of August, 2013. 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.

DV, LLC

Richard N Dabney Trustee

Richard N. Dabney, Trustee of the Dabney Revocable Trust dated April 6, 1994, Member

Mary Alice Dabney Trustee

Mary Alice Dabney, Trustee of the Dabney Revocable Trust dated April 6, 1994, Member

STATE OF _____ }
COUNTY OF _____ } ss

This instrument was acknowledged before me on this _____ day of _____, 20____,

By Richard N. Dabney and Mary Alice Dabney, Trustees of the Dabney Revocable Trust dated April 6, 1994, Members of DV, LLC, a Limited Liability Company organized and operating under the laws of the State of _____, on behalf of the Limited Liability Company.

NOTARY STAMP/SEAL

Before Me: _____
NOTARY PUBLIC- STATE OF _____
My Commission Expires: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

STATE OF California)
COUNTY OF Merced)

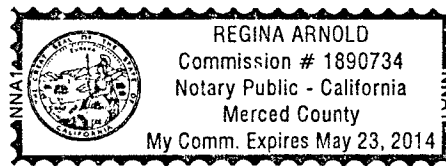
On August 27, 2013 before me, Regina Arnold, Notary Public, personally appeared
Richard M. Dabney and Mary Alice Dabney

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she~~/they executed the same in ~~his/her~~/their authorized capacity(ies), and that by ~~his/her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Regina Arnold



This area for official notarial seal.

OPTIONAL SECTION CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the documents.

- ☒ INDIVIDUAL
☐ CORPORATE OFFICER(S) TITLE(S)
☐ PARTNER(S) ☐ LIMITED ☐ GENERAL
☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER

SIGNER IS REPRESENTING:

Name of Person or Entity _____

Name of Person or Entity _____

OPTIONAL SECTION

Though the data requested here is not required by law, it could prevent fraudulent reattachment of this form.

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED BELOW

TITLE OR TYPE OF DOCUMENT: Quitclaim Deed

NUMBER OF PAGES 2

DATE OF DOCUMENT 8.27.13

SIGNER(S) OTHER THAN NAMED ABOVE _____

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF KLAMATH, STATE OF Oregon, AND IS DESCRIBED AS FOLLOWS:

THE EASTERLY 90 FEET OF LOT 6 IN BLOCK 34, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

Parcel ID: 3809-029AD-06200-000

Commonly known as 1702 Crescent Ave, Klamath Falls, OR 97601
However, by showing this address no additional coverage is provided