

**2013-012019**

**Klamath County, Oregon**

**10/24/2013 01:30:41 PM**

**Fee: \$47.00**

## **COVER PAGE FOR OREGON DEEDS**

**Grantor: Joan C. Ward, a married woman as her separate property**

**Grantor's Mailing Address:** 1960 Pavin Drive, Oxnard, California 93036

**Grantee: Monte Ward and Joan Carole Ward, as Trustees of The Monte Ward and Joan Carole Ward Living Trust, dated April 18, 2013**

**Grantees Mailing Address:** 1960 Pavin Drive, Oxnard, California 93036

**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:** Quitclaim Deed: Recorded June 24, 2002; Book M02, Page 36236

**Tax Account Number:** R382945; Map and Tax Lot ID: R-3711-014C0-00200

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

Monte Ward, Trustee, et al  
1960 Pavin Drive  
Oxnard, CA 93036

**After Recording Return To:**

uDeed, LLC - 68838  
9041 South Pecos Road, Suite 3900  
Henderson, NV 89074

**Prepared By:**

Joan C. Ward  
1960 Pavin Drive  
Oxnard, CA 93036

# **QUITCLAIM DEED**

TITLE OF DOCUMENT

**Joan C. Ward, a married woman as her separate property**, Grantor, releases and quitclaims to **Monte Ward and Joan Carole Ward, as Trustees of The Monte Ward and Joan Carole Ward Living Trust, dated April 18, 2013**, Grantee, all right title and interest in and to the following described real property, situated in the County of **Klamath**, State of **Oregon**:

LOT 75, BLOCK 81 KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT PLOT. NO. 4 AS RECORDED IN THE OFFICE OF THE KLAMATH COUNTY RECORDER.

Tax Account No.: **R382945; Map and Tax Lot ID: R-3711-014C0-00200**

Prior Recorded Document Reference: **Quitclaim Deed: Recorded June 24, 2002; Book M02, Page 36236**

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 20 day of SEPT, 2013. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.

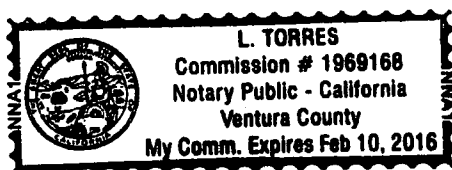
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS 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.

Joan C. Ward 9/20, 2013  
Joan C. Ward

STATE OF California }  
COUNTY OF Ventura } ss

This instrument was acknowledged before me this 20 day of Sep., 2013, by **Joan C. Ward.**

NOTARY STAMP/SEAL



Before Me: L. Torres [Signature]  
NOTARY PUBLIC- STATE OF CA  
My Commission Expires: Feb. 10, 2016