

2013-012453

Klamath County, Oregon



00144712201300124530040048

11/05/2013 03:36:58 PM

Fee: \$52.00

After recording, please send to:

Alice F. Lewis and Jesse W. Martin, Trustees

Po Box 213

Klamath Falls, OR 97601

* Please send tax statements to above address.

Acct. No. R893412

QUITCLAIM DEED

This Quitclaim Deed, executed this 31st day of October, 2013

By Grantors, *Alice F. Lewis and Jesse W. Martin.*


To Grantees, *Alice F. Lewis and Jesse W. Martin, as trustees of The Alice F. Lewis and Jesse W. Martin Revocable Living Trust.*

WITNESSETH, that the said Grantors do hereby remise, release, and quitclaim unto said Grantees forever, all the right, title, interest, and claim which the said Grantors have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Klamath, State of Oregon, To Wit:


See Exhibit A.

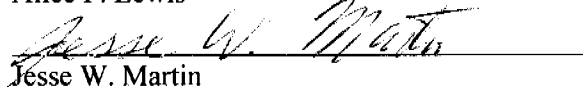
The true actual consideration for this transfer is **\$0.00**. ORS 93.930.

IN WITNESS WHEREOF, The said Grantors have signed and sealed these presents the day and year first above written. Signed, sealed, and delivered in the presence of:


(Signature of Witness)

Michael N. Blain
(Printed Name of Witness)

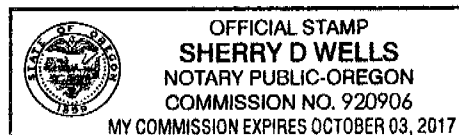

Alice F. Lewis


Jesse W. Martin

STATE OF OREGON)
) ss.
County of Klamath)

The above-mentioned persons, Alice F. Lewis and Jesse W. Martin, appeared before me and acknowledged that they executed the above instrument. Subscribed and sworn to before me this 31st day of October, 2013.


Notary Public for Oregon
My Commission Expires: 10-3-17



**2012-011571**

Klamath County, Oregon

10/17/2012 01:18:34 PM

Fee: \$47.00

After recording return to:

JESSE W. MARTINP. O. Box 213Klamath Falls, OR 97601Until a change is requested all tax statements
shall be sent to the following address:JESSE W. MARTINP. O. Box 213Klamath Falls, OR 97601Escrow No. MT94953-DSTitle No. 0094953

SWD r.020212

STATUTORY WARRANTY DEED**RICHARD F. BROWN, JR. and LINDA L. BROWN, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

JESSE W. MARTIN and ALICE F. LEWIS, with the rights of survivorship,Grantee(s), the following described real property in the County of **KLAMATH** and State of Oregon free of
encumbrances except as specifically set forth herein:Lot 47, Tract 1445, REGENCY ESTATES – PHASE 3, according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

This document is being signed in counterpart.

The true and actual consideration for this conveyance is \$263,000.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this
deed and those shown below, if any:

2012-2013 Real Property Taxes a lien not yet due and payable.

47 AMT

EXHIBIT A
PAGE 1 OF 3

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 12 day of October, 2012

RICHARD F. BROWN, JR.

Linda L. Brown
LINDA L. BROWN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 10-12-, 2012 by LINDA L. BROWN.



Deborah Sinnock
(Notary Public for Oregon)

My commission expires 9-8-13

State of _____
County of _____

This instrument was acknowledged before me on _____, 2012 by RICHARD F. BROWN, JR.

(Notary Public for _____)

My commission expires _____

EXHIBIT A
PAGE 2 OF 3

EXHIBIT _____
PAGE _____

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 15 day of OCTOBER, 2012

X [Signature]
RICHARD F. BROWN, JR.

LINDA L. BROWN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on _____, 2012 by LINDA L. BROWN.

(Notary Public for Oregon)

My commission expires _____

State of _____
County of _____

This instrument was acknowledged before me on 15 October, 2012 by RICHARD F. BROWN, JR.

[Signature]
(Notary Public for _____)

My commission expires N/A

NOTARY PUBLIC
Office of the
Staff Judge Advocate
Title 10 United States Code
Section 1044 (a)

EXHIBIT A
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