**2014-001622**Klamath County, Oregon

00148960201400016220020026

Grantor: Karen Lassell 2356 Minaret Drive Martinez, CA 94553

02/25/2014 10:50:54 AM

Fee: \$47.00

Grantee: Susan Lassell 114-A Palm Avenue San Francisco, CA 94118

After recording, return to: Robert A. Weppner 4110 S.E. Hawthorne Blvd., #17 Portland, Oregon 97214-5246

Until a change is requested, all tax statements shall be sent to the following address:
Susan Lassell
114-A Palm Avenue
San Francisco, CA 94118

## QUITCLAIM DEED

Karen Lassell, a single woman, Grantor, conveys to Susan Lassell, a single woman, Grantee, all rights, title and interest she may have in and to the real property briefly known as TWP 28, Rnge 8, Block Sec 16, Tract Por SW4, County of Klamath, State of Oregon and more fully described as follows:

The W1/2 SE1/4 NW1/4 SW1/4, and that portion of the E1/2 SW1/4 NW1/4 SW1/4 located East of Old Oregon Trunk Railway Right-of-way, in Section 16, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

The true consideration for this conveyance is \$1.00 and other good and valuable consideration.

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 13 day of tab wary , 2014.

Karen Lassell, Grantor

STATE OF California ) ss.

County of Contra Costa

The foregoing instrument was acknowledged before me this 13th day of February, 2014, by Karen Lassell, known to me or proved to me on the basis of acceptable evidence.

EVANGELINE MALDONADG Commission # 1940742 Notary Public - California Contra Costa County My Comm. Expires Jun 12, 2015 Wangeline haldwoods

Notary Public for California

My Commission Expires: 6-12-2015