

2014-002232

Klamath County, Oregon



00149760201400022320030030

03/17/2014 08:36:36 AM

Fee: \$52.00

RECORDING REQUESTED BY

Elizabeth Thomas

AND WHEN RECORDED MAIL TO:

Warren Poppe
5111 Lillian Street
Torrance, CA 90503

MAIL TAX STATEMENTS TO:

Elizabeth Thomas
1352 Bothwell Avenue
Colton, CA 92324

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

The undersigned declare under penalty of perjury that the following is true and correct:

THIS QUITCLAIM DEED, made and entered into on the 16th day of March, 2014, between Elizabeth Thomas, a single person, whose address is 1352 Bothwell Avenue, Colton, California 92324 ("Grantor"), and Warren Poppe, a married person, whose address is 5111 Lillian Street, Torrance, California 90503 ("Grantee").

For valuable consideration, the receipt of which is hereby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantee, an undivided 50.0% tenant in common interest in the following described property located in the City of Klamath Falls, County of Klamath, State of Oregon:

Lot 51; Pleasant Home Tracts No 2 in the County of Klamath, State of Oregon
Map: R-3909-002AD-03700-000
Address: 2142 Madison Street, Klamath Falls, Oregon 97603
Tax Parcel No. R513992

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

EXPRESSLY RESERVING unto the Grantor and the Grantor assigns a life estate in the above described property. The Grantor shall have 50.0% ownership and possession, and all use of the property, as well as the rents, revenues, and profits generated by the property during the term of the Grantor's natural life, and upon the expiration of the Grantor's natural life, the Grantor's interest in the above described property shall revert to the Grantee.

Grantor grants 50.0% of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantee, and to the Grantee's heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have,

claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

RE: Tax Parcel No. R513992 (2142 Madison Street, Klamath Falls, OR 97603)

IN WITNESS WHEREOF the Grantor has executed this deed on the 6th day of March, 2014.

3/6/14
Date

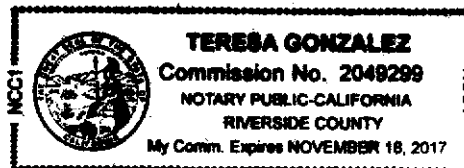
Elizabeth Thomas
Elizabeth Thomas, Grantor

State of California County of San Bernardino

This instrument was acknowledged before me on the 6th day of March, 2014 by Elizabeth Thomas.

Teresa Gonzalez
Notary Public-State of California

My Commission expires: November 18, 2017



IN WITNESS WHEREOF the Grantee has executed this deed on the 6 day of MARCH, 2014.

3/6/14
Date

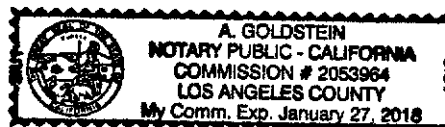
Warren Poppe
Warren Poppe, Grantee

State of CALIFORNIA County of Los Angeles

This instrument was acknowledged before me on the 6 day of March, 2014 by WARREN POPPE

A. Goldstein
Notary Public-State of California

My Commission expires: 1-27-2018



CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of San Bernardino

On March 6, 2014 before me, Teresa Gonzalez, Notary Public
(Here insert name and title of the officer)

personally appeared Elizabeth Thomas

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) 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.

Teresa Gonzalez
Signature of Notary Public

(Notary Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Quitclaim Deed

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 2 Document Date 3/6/14

2142 Madison St. Klamath Falls, Oregon
(Additional information) 97603

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document