

2014-007433

Klamath County, Oregon



00156091201400074330030034

07/15/2014 01:58:33 PM

Fee: \$52.00

mail tax statements to: *SC*

Recording requested by:

When recorded, *hand deliver to*

Name:

Address:

City/State/Zip

Property Tax Parcel/Account Number:

Space above reserved for use by Recorder's Office

Document prepared by:

Name

Address

City/State/Zip

Quitclaim Deed

This Quitclaim Deed is made on

JUNE 6, 2014

, between

JAMES D. RAMSEY

, Grantor, of

137553 Hwy 97

, City of

CRESCENT

, State of

OREGON

and

THERESA M. CALDWELL

(Grantee, of

137553 Hwy 97

, City of

CRESCENT

, State of

OREGON

(for \$0.00 dollars)

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by

the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs

and assigns, to have and hold forever, located at

137553 Hwy 97

, City of

CRESCENT

, State of

OREGON

PROPERTY DESCRIPTION: SEE ATTACHED SCHEDULE "A"

R2409 030AB 00800-000
R2409 030AB 00900-000

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of 2014 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

SEE ATTACHED SCHEDULE "A"

Dated: JUNE 6, 2014

[Signature]
Signature of Grantor

JAMES D. RAMSEY
Name of Grantor

[Signature]
Signature of Witness #1

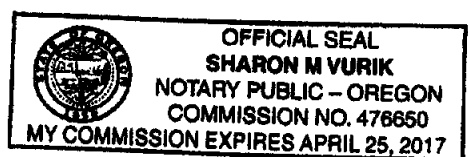
Jon M Vurik
Printed Name of Witness #1

[Signature]
Signature of Witness #2

James D Kates
Printed Name of Witness #2

State of OREGON County of DESCHUTES
On JUNE 6, 2014, the Grantor, JAMES D RAMSEY,
personally came before me and, being duly sworn, did state and prove that he/she is the person described
in the above document and that he/she signed the above document in my presence.

[Signature]
Notary Signature



Notary Public,
In and for the County of DESCHUTES State of OREGON
My commission expires: 4-25-2017 Seal

Send all tax statements to Grantee.

SCHEDULE "A"

The following described real property situate in Klamath County, Oregon:

A parcel of land lying in the Northwest 1/4 of the Northeast 1/4 of Section 30, Township 24 South, Range 9 East, of the Willamette Meridian and more particularly described as follows, to-wit:

Beginning at a point on the Easterly line of Highway 97 (The Dalles-California Highway), which is South 15° 34' West a distance of 870.2 feet from the North line of said Section 30; thence South 74° 26' East a distance of 523.1 feet, more or less, to a point on the East line of said Northwest 1/4 of the Northeast 1/4 of Section 30; thence North 0° 22' East, along said East line, a distance of 215.31 feet, more or less, to the Southeasterly corner of that certain parcel of land conveyed to Surrells Wyse and Louise Wyse, husband and wife, by deed dated December 22, 1958, recorded in Volume 310, page 118, deed records of Klamath County, Oregon; thence North 50° 54' West a distance of 508.17 feet, more or less, to the Easterly line of Highway 97; thence South 15° 34' West, along the Easterly line of said highway, a distance of 410.0 feet, more or less, to the point of beginning.

STATE OF OREGON }
COUNTY OF DESCHUTES } ss.

I CERTIFY THAT THIS IS A TRUE & CORRECT COPY
OF A DOCUMENT IN THE POSSESSION OF
JAMES D RAMSEY.

DATED : JUNE 6, 2014

Sharon M Vurik

