



2015-000001
Klamath County, Oregon
01/02/2015 08:48:25 AM
Fee: \$47.00

TITLE NO. 0102430
ESCROW NO. EU14-3089
TAX ACCT. NO. 144132/P894161
MAP/TAX LOT. NO. 2406-001AA-00600-000

GRANTOR

MARK C. BOLTON and ODELL SPORTSMAN CENTER, INC.

GRANTEE

MARK C. BOLTON
NO CHANGE

Until a change is requested
all tax statements shall be
sent to the following address:
SAME AS GRANTEE

After recording return to:
CASCADE TITLE CO.
811 WILLAMETTE
EUGENE, OR 97401

QUITCLAIM DEED

MARK C. BOLTON DBA ODELL SPORTSMAN CENTER, INC., Grantor, does remise, release and Quitclaim to MARK C. BOLTON, Grantee, the following described real property:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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, AND 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 SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The true consideration for this conveyance is to release any and all interest as disclosed by that Memorandum of Lease recorded March 13, 2007, Volume 2007-004166, Microfilm Records of Klamath County, Oregon.

Dated this 29th day of December, 2014.


MARK C. BOLTON

ODELL SPORTSMAN CENTER, INC.

BY: 
MARK C. BOLTON, PRESIDENT

State of Oregon
County of Lane

This instrument was acknowledged before me on December 29, 2014 by MARK C. BOLTON, individually and as President of ODELL SPORTSMAN CENTER, INC..





(Notary Public for Oregon)
My commission expires 9-16-17

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land lying in the E1/2 NE1/4 NE1/4 of Section 1, Township 24 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the intersection of the Westerly right of way line of Highway #58 and the Southerly right of way line of Secondary Highway #429 (Crescent Lake Road), which lies South 25° 53' West a distance of 493 feet and South 16° 19' East a distance of 30 feet and South 74° 00' West a distance of 40 feet from the Northeast corner of said Section 1, Township 24 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon; thence continuing South 16° 19' East, along the Westerly right of way line of Highway #58, a distance of 170 feet to the true point of beginning of this description; thence South 74° 00' West, parallel with the Southerly line of the Crescent Lake Road, a distance of 140 feet; thence South 16° 19' East, parallel with the Westerly line of Highway #58, a distance of 175 feet; thence North 74° 00' East a distance of 140 feet to the Westerly right of way line of Highway #58; thence North 16° 19' West, along the Westerly right of way line of Highway #58, a distance of 175 feet, more or less, to the point of beginning, in Klamath County, Oregon.