

2015-004092

Klamath County, Oregon

04/30/2015 09:42:27 AM

Fee: \$52.00



After recording return to:
RONALD W. KING AND SANDY J.
KING
36160 HWY 140 E
BEATTY, OR 97621

Until a change is requested all tax
statements shall be sent to:
RONALD W. KING AND SANDY J. KING
36160 HWY 140 E
BEATTY, OR 97621

File No.: 11059-140115 (GG)
Date: April 20, 2015

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY QUITCLAIM DEED

RONALD W. KING AND SANDY J. MUNDY, AS TENANTS IN COMMON, Grantor, releases and
quitclaims to **RONALD W. KING AND SANDY J. KING, HUSBAND AND WIFE AS JOINT TENANTS**
, all rights and interest in and to the following described real property:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

**A PORTION OF THE W1/2 SE1/4 OF SECTION 36, TOWNSHIP 36 SOUTH, RANGE 11 EAST OF
THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY
DESCRIBED AS FOLLOWS:**

PARCEL 1:

**COMMENCING AT THE SOUTHEAST CORNER OF THE WEST-HALF OF THE SOUTHEAST
QUARTER OF SECTION 36, TOWNSHIP 36 SOUTH, RANGE 11 EAST OF THE WILLAMETTE
MERIDIAN; THENCE ALONG THE EAST BOUNDARY OF THE WEST-HALF OF THE SOUTHEAST
QUARTER OF SAID SECTION, NORTH 0 DEGREES 25'34" EAST, 446.48 FEET TO THE TRUE
POINT OF BEGINNING; THENCE CONTINUING ALONG SAID EAST BOUNDARY NORTH 0
DEGREES 25'34" EAST, 368.60 FEET TO THE SOUTH BOUNDARY OF STATE HIGHWAY #140;
THENCE ALONG SAID HIGHWAY BOUNDARY, SOUTH 48 DEGREES 52'30" WEST, 523.57
FEET; THENCE SOUTH 86 DEGREES 27'30" EAST, 392.40 FEET TO THE TRUE POINT OF
BEGINNING.**

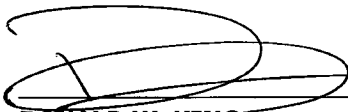
PARCEL 2:

BEGINNING AT THE SOUTHEAST CORNER OF THE WEST-HALF OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 36 SOUTH, RANGE 11 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON; THENCE ALONG THE EAST BOUNDARY OF THE WEST-HALF OF THE SOUTHEAST QUARTER OF SAID SECTION, NORTH 0 DEGREES 25'34" EAST, 446.48 FEET; THENCE NORTH 86 DEGREES 27'30" WEST, 392.40 FEET TO THE SOUTH BOUNDARY OF STATE HIGHWAY #140; THENCE ALONG SAID HIGHWAY BOUNDARY, SOUTH 48 DEGREES 52'30" WEST, 711.39 FEET TO THE SOUTH BOUNDARY OF SECTION 36; THENCE ALONG THE SOUTH BOUNDARY OF SAID SECTION SOUTH 89 DEGREES 49'30" EAST, 924.21 FEET TO THE POINT OF BEGINNING.

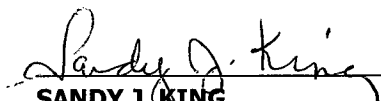
The true consideration for this conveyance is **\$0.00**. (Here comply with requirements of ORS 93.030)

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 20th day of April, 2015.



RONALD W. KING



SANDY J. KING

APN: **R337193**

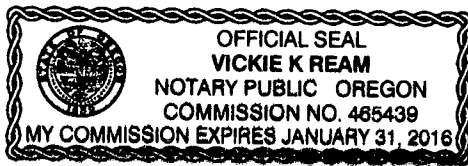
Statutory Quitclaim Deed
- continued

File No.: **11059-140115 (GG)**
Date: **04/20/2015**

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 20 day of April, 2015
by **RONALD W. KING AND SANDY J. KING.**

Vickie K. Ream



Notary Public for Oregon
My commission expires: