

2015-007612

Klamath County, Oregon



00172765201500076120030034

07/13/2015 03:37:35 PM

Fee: \$52.00

After recording, please send to:

Mark A. and Irene M. Adler  
41312 Coyote Meadow Road  
Chiloquin, OR 97624

\* Please also send tax statements to above address.

### QUITCLAIM DEED

This Quitclaim Deed, executed this 13th day of July, 2015.

By Grantors: **Mark A. Adler and Irene M. Adler**

To Grantees: **Mark A. Adler and Irene M. Adler, as trustees of the Mark A. Adler and Irene M. Adler Revocable Living Trust dated July 13, 2015.**

**WITNESSETH**, that the said Grantor does hereby remise, release, and quitclaim unto said Grantee forever, all the right, title, interest, and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Klamath, State of Oregon, To Wit:

**SEE Exhibit A, which is incorporated herein.**

The true actual consideration for this transfer is **\$0.00**. ORS 93.930.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

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Melinda Brown's Office  
Returned at Counter

IN WITNESS WHEREOF, That said Grantor has signed and sealed these presents the day and year first above written. Signed, sealed, and delivered in the presence of:

Mark A. Adler

Mark A. Adler

Irene M. Adler

Irene M. Adler

STATE OF OREGON        )  
County of Klamath        ) ss.

The above-mentioned persons, Mark A. Adler and Irene M. Adler, appeared before me and acknowledged that they executed the above instrument. Subscribed and sworn to before me this 13<sup>th</sup> day of July, 2015.



Mika N. Blain  
Notary Public for Oregon  
My Commission Expires: 10-27-17

Unofficial Copy

Aspen 57384

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After Recording Return to:  
 MARK ADLER and IRENE ADLER  
 DONALD J. ADLER and BETTY J. ADLER  
 7706 Sprague River Road  
 Chiloquin, Or. 97624  
 Until a change is requested all tax statements  
 Shall be sent to the following address:  
 Same as above

State of Oregon, County of Klamath  
 Recorded 08/08/2003 3:26 p.m.  
 Vol M03 Pg 57436  
 Linda Smith, County Clerk  
 Fee \$ 21.60 # of Pgs 1

### WARRANTY DEED (CORPORATION)

WHISKEY CREEK TIMBER COMPANY, an Oregon Corporation, hereinafter called Grantor, conveys to MARK ADLER and IRENE ADLER, husband and wife and DONALD J. ADLER and BETTY J. ADLER, Husband and wife, ALL with full rights of survivorship and not as tenants in common, herein all Grantee all that real property situated in the County of KLAMATH, State of Oregon, described as:

The SW 1/4 of the NW 1/4 of Section 28, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

And covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

And will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$77,500.00.  
 (Herein comply with the requirements of ORS 93.930)

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.330.

Signed by authority of the Board of Directors on Aug 1, 2003.

WHISKEY CREEK TIMBER COMPANY

BY: James Dahm  
 JAMES DAHM, PRESIDENT

STATE OF OREGON, County of Klamath) ss.

On August 01, 2003, Personally appeared James Dahm who, being duly sworn, did say that he is the President of WHISKEY CREEK TIMBER COMPANY, an Oregon Corporation and that said instrument was signed on behalf of said corporation by authority of its Board of Directors; and he acknowledged said instrument to be its voluntary act and deed.

This document is filed at the request of:

**Aspen**  
 TITLE & ESCROW, INC.

525 Main Street  
 Klamath Falls, OR 97601  
 Order No.: 00057324

Before me: M. A. Silveria  
 Notary Public for Oregon  
 My commission expires: 11-01-04

Official Seal

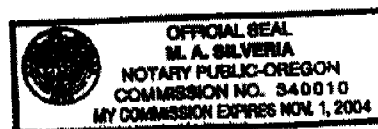


EXHIBIT A  
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