

AMERITITLE

RECORDING COVER SHEET

ORS 205.234

This cover sheet has been prepared by:

AMERITITLE

2015-008641

Klamath County, Oregon

08/03/2015 01:55:44 PM

Fee: \$52.00

Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference: _____

Please print or type information.

1. AFTER RECORDING RETURN TO –

Required by ORS 205.180(4) & 205.238:

Name: Tanna L. King

Address: PO Box 174

City, ST Zip: Chemult, OR 97731

This document is being re-recorded to correct the legal description as previously recorded in 2015-006401

2. TITLE(S) OF THE TRANSACTION(S) – Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

Document Title(s): Quitclaim Deed

3. DIRECT PARTY / GRANTOR Names and Addresses – Required by ORS 205.234(1)(b)

for Conveyances list Seller; for Mortgages/Liens list Borrower/Debtor

Grantor Name: William W. King Jr.

Grantor Name: _____

4. INDIRECT PARTY / GRANTEE Names and Addresses – Required by ORS 205.234(1)(b)

for Conveyances list Buyer; for Mortgages/Liens list Beneficiary/Lender/Creditor

Grantee Name: Tanna L. King

Grantee Name: _____

5. For an instrument conveying or contracting to convey fee title, the information required by ORS 93.260:

UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:

Name: NO CHANGE

Address: _____

City, ST Zip: _____

6. TRUE AND ACTUAL CONSIDERATION – Required by ORS 93.030 for an instrument conveying or contracting to convey fee title or any memorandum of such instrument:

\$ 0.00 to correct legal

7. TAX ACCOUNT NUMBER OF THE PROPERTY if the instrument creates a lien or other interest that could be subject to tax foreclosure. – Required by ORS 312.125(4)(b)(B)

Tax Acct. No.: N/A

BLK

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



2015-006401

Klamath County, Oregon



00171304201500064010010019

06/18/2015 08:45:15 AM

Fee: \$42.00

SPACE RESERVED
FOR
RECORDER'S USE

William W King, Jr.

P.O. Box 174/101

Chemult, OR 97731

Grantor's Name and Address

Tanna L King

P.O. Box 174

Chemult, OR 97731

Grantee's Name and Address

After recording, return to (Name and Address):

Tanna King

P.O. Box 174

Chemult, OR 97731

Until requested otherwise, send all tax statements to (Name and Address):

Tanna King

P.O. Box 174

Chemult, OR 97731

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that William W King, Jr.

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto

Tanna L King

hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of the grantor's right, title and interest in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in

Klamath

County, State of Oregon, described as follows (legal description of property):

Beavermarsh North Addition
Block 1
Lot 10
Vac.ord 2007-040 Lot Lines

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.^① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration.^② (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on 6-8-15; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

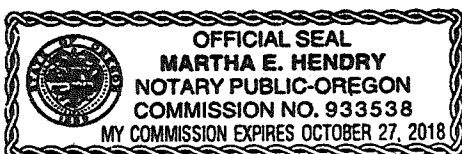
STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 6-8-15by William W King Jr.

This instrument was acknowledged before me on _____

by _____

as _____

of _____

William W King Jr.P.O. Box 174Chemult, OR 97731

Notary Public for Oregon

My commission expires 10-27-18

LEGAL DESCRIPTION
"EXHIBIT A"

A tract of land in the Southwest 1/4 of the Southwest 1/4 of Section 17 and the Northwest 1/4 of the Northwest 1/4 of Section 20, all in Township 28 South, Range 8 East of the Willamette Meridian, being Lot 10 in Block 1 of NORTH BEAVER MARSH ADDITION and Parcel 1 of Land Partition No. 17-86 hereon more particularly described as follows:

Commencing at a 2 inch iron pipe, being the Southwest corner of Section 17; thence South $89^{\circ}49'03''$ East 472.31 feet along the South line of Section 17 to the intersection of the Northeasterly extension of the Westerly line of Lot 10, Block 1 of North Beaver Marsh Addition and the point of beginning of this description; thence South $17^{\circ}08'14''$ West 138.57 feet to the Southwest corner of Lot 10; thence South $72^{\circ}49'58''$ East 255.01 feet to the Southeast corner of Lot 10; thence North $17^{\circ}08'14''$ East 216.45 feet along the Easterly line of Lot 10 to the intersection of the South line of Section 17; thence along said section line South $89^{\circ}49'03''$ East 63.50 feet to the Westerly right of way line of Highway 97; thence along said right of way line North $17^{\circ}15'26''$ West 520.28 feet; thence South $83^{\circ}47'10''$ West 214.95 feet; thence South $17^{\circ}15'26''$ West 495.23 feet to said section line; thence North $89^{\circ}49'03''$ West 123.90 feet along said section line to the point of beginning.