

2015-010322

Klamath County, Oregon



00176088201500103220020029

09/17/2015 03:31:40 PM

Fee: \$47.00

2015-010314

Klamath County, Oregon



00176079201500103140010010

09/17/2015 02:41:02 PM

Fee: \$42.00

After recording, please send to:

Effie D. Vanderhoff

8448 Booth Road

Klamath Falls, OR 97603

\* Please also send tax statements to above address.

At the request of Melinda M. Brown's office -

Re-record to add legal description in document # 2015-010314

### QUITCLAIM DEED

This Quitclaim Deed, executed this 25th day of June, 2015

By Grantors, **Scott Vanderhoff, Sandra Pine and Effie Vanderhoff**, To Grantee, **Effie D. Vanderhoff as Trustee of the Vanderhoff Revocable Living Trust under agreement dated June 25, 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 Attached Exhibit A


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.

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

  
Melinda M. Brown, Witness

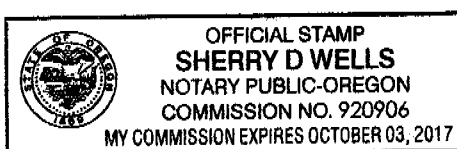
  
Scott Vanderhoff

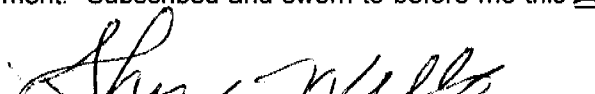
  
Effie Vanderhoff

  
Sandra Pine

STATE OF OREGON                     )  
  ) ss.  
County of Klamath                     )

The above-mentioned persons, Scott Vanderhoff, Sandra Pine, and Effie Vanderhoff appeared before me and acknowledged that they executed the above instrument. Subscribed and sworn to before me this 25 day of June, 2015.



  
Notary Public for Oregon  
My Commission Expires: 10-3-17

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

All that portion of the W1/2 SE1/4 of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of the NW1/4 SE1/4 of said Section 7 and extending thence North 89° 54' West along the North line of said forty acre tract, 707 feet; thence South 0° 23' West 1943.5 feet, more or less, to the Northerly right-of-way line of the O.C. & E. Railroad; thence South 66° 45' East along the Northerly right-of-way line of said Railroad, 786.3 feet, more or less, to the East line of the SW1/4 SE1/4 of said Section 7; thence North along the East line of said W1/2 SE1/4 of said Section 7, 2258 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to Michael W. Cunningham and Linda L. Cunningham by Warranty Deed recorded December 15, 1983 in Volume M83, page 21383, Microfilm Records of Klamath County, Oregon.

Tax Account No.: 3910-00700-00300-000

Key No.: 590266