

BLK

AMERITITLE  
MTC/396-11651

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



2016-001177

Klamath County, Oregon

02/05/2016 12:02:01 PM

Fee: \$47.00

DANNY ALLEN

2958 HOPE STREET

KLAMATH FALLS, OR 97603

Grantor's Name and Address

DANNY &amp; CYNTHIA ALLEN

2958 HOPE STREET

KLAMATH FALLS, OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):

THE ALLENS

2958 HOPE ST

KLAMATH FALLS, OREGON 97603

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

SAME AS ABOVE

SPACE RESERVED  
FOR  
RECORDER'S USE

## QUITCLAIM DEED

DANNY R. ALLEN

KNOW ALL BY THESE PRESENTS that

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto  
DANNY R. ALLEN AND CYNTHIA L. ALLEN AS TENANTS BY THE ENTIRETYhereinafter 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):

SEE ATTACHED LEGAL DESCRIPTION MADE A PART HEREOF

AMERITITLE, has recorded this  
instrument by request as an accommodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

(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 \$ OTHER THAN MONEY 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. (The sentence between the symbols ®, 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 FEBRUARY 5, 2016; 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 DETER-  
MINE 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.

DANNY R. ALLEN

STATE OF OREGON, County of KLAMATH ss.This instrument was acknowledged before me on FEBRUARY 5, 2016  
by DANNY R. ALLENThis instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_OFFICIAL STAMP  
TWILA JEAN PELLEGRINO  
NOTARY PUBLIC- OREGON  
COMMISSION NO. 934477  
MY COMMISSION EXPIRES DECEMBER 03, 2018

Notary Public for Oregon

My commission expires 12-3-2018

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

Beginning at a point in the South line of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, which is 695.5 feet, more or less, West of the quarter corner common to Section 2 and 11, of said Township and Range, and which point of beginning is also in the West line of Hope Street and is the Northeast corner of tract 37 of HOMEDALE, a platted subdivision in Klamath County, Oregon; thence North  $0^{\circ}13'$  East along the West line of said Hope Street a distance of 115.0 feet; thence North  $89^{\circ}56'$  West 47 feet; thence North  $66^{\circ}52'$  West along a line parallel to the center line of the Oregon-California & Eastern Railway, a distance of 801.2 feet to the Northeasterly right-of-way line of the U.S.R.S. Main Canal; thence South  $39^{\circ}15'$  East (South  $39^{\circ}08'$  East U.S.R.S.) along said right-of-way line a distance of 554.1 feet, more or less to the South line of said Section 2, which is also the North line of said Tract 37, HOMEDALE; thence South  $89^{\circ}54'$  East along said Section line a distance of 432.8 feet to the point of beginning and being a parcel of land lying in the S1/2 SW1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.