

2016-003162

Klamath County, Oregon



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Fee: \$47.00

Returned at Counter

Recording requested by: Leana Phillips

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When recorded, mail to: and tax statements

Document prepared by:

Name: Leana PhillipsName BRETT STUBBSAddress: 2010 SW WASHINGTON STAddress P.O. Box 583City/State/Zip: ALBANY Oregon 97322City/State/Zip LEBANON, OK 97355Property Tax Parcel/Account Number: R460094, R460183, R460174

Quitclaim Deed

This Quitclaim Deed is made on _____, between

BRETT STUBBS, Grantor, of P.O. Box 583,
City of LEBANON, State of OREGON, 97355and Leana Phillips, Grantee, of 2010 SW WASHINGTON ST,
City of ALBANY, State of OREGON, 97322For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at THREE REAL ESTATES LISTED BELOW._____, City of BONANZA, State of OREGON:*next
① 30809 Silver Squirrel LN BONANZA, OR 97623 Acc# R460094
MAP R-3811-004A0-02000-000 Code: 114*next
② 9205 MINA BIRD DR BONANZA, OR 97623 Acc# R460183
MAP: R-3811-004A0-03000-000 Code: 114③ KLAMATH FAHS Forest Estates Hwy 66, Plat #2, Block 27, Lot 4 Acc# R460174
MAP R-3811-004A0-02900-000 Code: 036

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of N/A shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Quitclaim Deed Pg. 1 (11-12)

All current AND past due TAXES AND fees shall be the sole responsibility of Leana Phillips. The current AND past due TAXES & fees are payment AND \$1.00 cash is the deal for the THREE listed properties. This also covers ^{monies} ~~monies~~, OR liens owed on properties ^{ies} ~~ies~~ to third parties.

Leana Phillips will take on any clean up of environmental waste, trash and debris on properties. By selling the three properties to Leana Phillips she will take full responsibilities, and accountabilities of said properties. Leana Phillips has read this statement and by signing below with a notary public will make it a legal and binding contract.

① Klamath Falls Forest Estates Hwy 66 plant #2
and
② block 27, lots, and lot 4

Dated: 4/1/15

[Signature]
Signature of Grantor

Brett R STUBBS
Name of Grantor

[Signature]
Signature of Witness #1

Doog Hiddleron
Printed Name of Witness #1

[Signature]
Signature of Witness #2

Michael Gosnell
Printed Name of Witness #2

State of Oregon County of LINN

On April 1, 2015, the Grantor, ~~Leana Phillips~~ Brett Stubbs personally came before me and, being duly sworn, did state and prove that he is the person described in the above document and that he signed the above document in my presence.

[Signature]
Notary Signature

Notary Public,

In and for the County of Linn State of Oregon

My commission expires: June 25, 2018

Seal

Send all tax statements to Grantee.

