

2016-004128

Klamath County, Oregon



00185455201600041280040047

04/25/2016 09:58:46 AM

Fee: \$57.00

Quitclaim Deed

RECORDING REQUESTED BY Annabell Elizabeth Perkins

AND WHEN RECORDED MAIL TO: AND TAX STATEMENTS

Annabell Elizabeth Perkins, Anna-Lisa Sosa, Grantee(s)

828 California Ave

Klamath Falls, Or 97601

Consideration: \$ No Consideration

Property Transfer Tax: \$ _____

Assessor's Parcel No.: _____

PREPARED BY: Anna-Lisa Sosa certifies herein that he or she has prepared this Deed.

[Signature]
Signature of Preparer

4/25/16
Date of Preparation

Anna-Lisa Sosa
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on 4/25/16 in the County of

Klamath Falls, State of Oregon

by Grantor(s), Annabell Elizabeth Perkins,

whose post office address is 828 California Ave Klamath Falls Or 97601,

to Grantee(s), Annabell Elizabeth Perkins, Anna-Lisa Sosa - Right of Survivorship

whose post office address is 828 California Ave Klamath Falls Or 97601,

WITNESSETH, that the said Grantor(s), Annabell E Perkins,

for good consideration and for the sum of Zero

(\$ 0) paid by the said Grantee(s), the receipt whereof is hereby acknowledged,

does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title

Returned at Counter

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Klamath, State of Oregon and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

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

GRANTOR(S):

Annabell E Perkins
Signature of Grantor

Annabell E. Perkins
Print Name of Grantor

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)

Signature of First Witness to Grantor(s)

Print Name of First Witness to Grantor(s)

Signature of Second Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Annabell E Perkins
Signature of Grantee

Annabell E Perkins
Print Name of Grantee

Anna-Lisa Sosa
Signature of Second Grantee (if applicable)

Anna-Lisa Sosa
Print Name of Second Grantee (if applicable)

Signature of First Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

Signature of Second Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of Oregon

County of Klamath

On April 25 2016, before me, Angelina Montecino, a notary public in and for said state, personally appeared, Annabell Perkins and Anna-Lisa Sosa

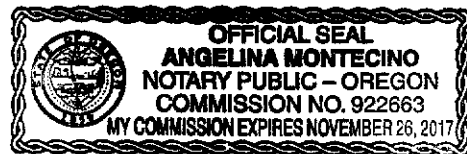
who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]
Signature of Notary

Affiant Known _____ Produced ID X

Type of ID Drivers License



(Seal)

EXHIBIT A
LEGAL DESCRIPTION

PARCEL 1

A parcel of land lying in Lot 6, Block 106, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, described as follows:

Beginning at the Northerly corner of said Lot 6, Block 106, Buena Vista Addition to the City of Klamath Falls, Oregon; thence Southwesterly on the Northwesterly line of Lot 6, 119.3 feet; thence Southeasterly on a line radial to the curve of California Avenue a distance of 32 feet; thence Northeasterly 106 feet, more or less, to the Southwesterly line of Gobi Street at a point 36 feet Southeast from the point of beginning; thence Northwesterly along Southwesterly line of Gobi Street 36 feet to the point of beginning, LESS portion conveyed to State of Oregon by and through its State Highway Commission by deed recorded in Deed Volume 287 at page 464, Records of Klamath County, Oregon.

PARCEL 2

A parcel of land lying in Lot 5, Block 106 BUENA VISTA ADDITION to the CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, and being a portion of that property described in that certain deed to State of Oregon, by and through its State of Highway Commission, recorded in Book 284 at page 346; the said parcel being that portion of said Lot 5, lying Southeasterly of a line which is parallel to and 20 feet Northwesterly of the Southeasterly line of said Lot 5, and lying Easterly of a line which is parallel to and 60 feet Easterly of the center line of the relocated The Dalles-California Highway, which center line is described in said State of Oregon Deed.

SUBJECT TO: Trust Deed(including terms and provisions) dated August 12, 1971, recorded August 12, 1971, Volume M71, Page 8504, Microfilm Records of Klamath County, Oregon, wherein the beneficiary is United States National Bank of Oregon, wherein the beneficial interest under said Trust Deed was assigned by instrument, recorded June 26, 1972, Volume M72, page 6963, Microfilm Records of Klamath County Oregon wherein the beneficiary is Metropolitan Life Insurance Company.

SUBJECT TO: mortgage, subject to the terms and provisions thereof, dated July 10, 1978, recorded July 10, 1978, Volume M78, Page 15444, Microfilm Records of Klamath County, Oregon, wherein the Mortgagor is Henry M. Weiss and Kathleen M. Weiss and Mortgagee is Terry L. Wyss and Trudi L. Wyss.

The above grantee does not agree to assume and to pay in full these obligations.