

2016-006064

Klamath County, Oregon



00187778201600060640020024

SPACE RES

FOF

06/09/2016 09:03:18 AM

Fee: \$47.00

RECORDER'S USE

Klamath County  
305 Main St, Rm 121  
Klamath Falls, OR 97601  
Grantor's Name and Address

Klamath Housing Authority  
1445 Avalon St.  
Klamath Falls, OR 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Klamath Housing Authority  
1445 Avalon St.  
Klamath Falls, OR 97603

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

Klamath Housing Authority  
1445 Avalon St.  
Klamath Falls, OR 97603

## QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Klamath County, a political subdivision of the State of Oregon hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto Klamath Housing Authority, 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, to-wit:

A portion of Lots 7 & 8 in Block 54, of NICHOLS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, more particularly described as follows: Beginning at the most Northerly corner of Lot 8, Block 54, Nichols Addition to the City of Klamath Falls, Oregon, and running thence Southwesterly along Lincoln Street, a distance of 87 feet; thence Southeasterly parallel with 8th Street a distance of 60 feet; thence Northeasterly parallel with Lincoln Street a distance of 87 feet; thence Northwesterly along 8th Street a distance of 60 feet to the place of beginning; being the Northwesterly 60 feet of the Northeasterly 22 feet of Lot 7, and the Northwesterly 60 feet of Lot 8 in Block 54, Nichols Addition to the City of Klamath Falls, Oregon.

R-3809-032AB-01300-000

Subject to covenants, conditions, restrictions, easements, reservations, rights, rights of way and all matters appearing of record.

Reversion

The above parcel is granted to the Grantee(s) upon the express condition that the same be held by it for the public benefit in such manner as Grantee shall from time to time determine, except for the sale or other transfer for consideration by Grantee. In the event that said property is no longer used for the public benefit as determined in the description of Grantee, or is sold or otherwise transferred for a consideration, the property shall revert to and be the sole property of the Grantor without any necessity of declaration by Grantor or right or exercise of right of entry.

This is a minimum 20 year revisionary clause as set out in O.R.S. 271.330

(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 \$417.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument on June 7<sup>th</sup> 2016; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

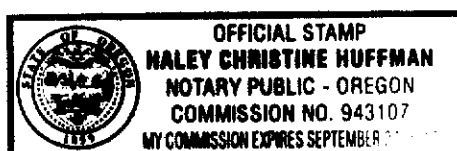
Kelly Minty Morris  
Kelly Minty Morris, Chairman of the Board

James J. Bellet  
James J. Bellet, County Commissioner

Thomas W. Mallams  
Thomas W. Mallams, County Commissioner

STATE OF OREGON, County of Klamath ) ss.This instrument was acknowledged before me on June 7, 2016.

by Thomas W. Mallams, Kelley Minty Morris, James J. Bellet, as Klamath County Commissioners, the duly elected qualified and acting Commissioners, respectively, of said County and State; and said Klamath County Commissioners acknowledged said instrument to be the free act and deed of said County.



Notary Public for Oregon

My commission expires 9/27/2019



**Certification of Charges Paid**  
(2015 Oregon Laws Chapter 96)

Certification #

2016-17

All charges against the real property have been paid for the property that is the subject of the deed between:

Grantor

KLAMATH COUNTY

Grantee

KLAMATH HOUSING AUTHORITY

Signed on (date)

6/8/2016

and for consideration of

\$ 417.00

Assessor's signature

*Ld Hill*

Date

6/9/2016

150-310-411 (Rev. 10-15)

*Legal Description:*

Nichols Addition, Block 54, Lots 7 & 8 portion. R-3809-032AB-01300-000