

2017-002300

Klamath County, Oregon



00200061201700023000020022

03/03/2017 02:29:09 PM

Fee: \$47.00

WHEN RECORDED RETURN TO:

Name: Marilyn S. Simmons  
Address: 630 N. 10th St.  
City, State, Zip: Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:

Name: Marilyn S. Simmons  
Address: 630 N. 10th St.  
City, State, Zip: Klamath Falls, OR 97601

Returned at Counter

## QUIT CLAIM DEED

Grantor(s): Marilyn S. Simmons  
Grantee(s): Marilyn S. Simmons as Trustee of The Marilyn S. Simmons Revocable Living Trust  
Abbreviated Legal: Lots 7 & 8, Block 62, NICHOLS ADDITION  
Tax Parcel No.: R370315

THE GRANTOR, Marilyn S. Simmons, a single person, for and in consideration of no consideration conveys and quit claims to Marilyn S. Simmons as Trustee of The Marilyn S. Simmons Revocable Living Trust, the following described real estate, situated in the County of Klamath, State of Oregon, together with all after acquired title of the grantor(s) herein:

All that portion of Lots 7 and 8, Block 62, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, described as follows:

Beginning at the point distant 60 feet Southeasterly from the most Northerly corner of said Lot 8; thence Southwesterly and parallel to Grant Street, 85 feet; thence Southeasterly and parallel to Tenth Street, 60 feet; thence Northeasterly and parallel to Grant Street, 85 feet to the Westerly line of Tenth Street; thence Northwesterly along the said line of Tenth Street, 60 feet to the point of beginning.

Tax Parcel No.: R370315

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED

Nov 17, 2016

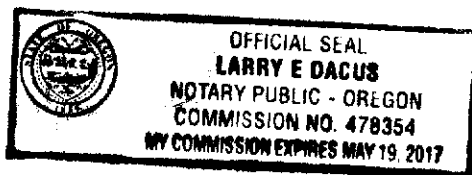
Marilyn S. Simmons  
Marilyn S. Simmons

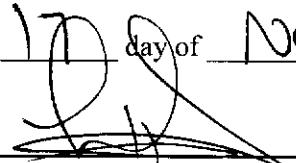
Marilyn S. Simmons  
Marilyn S. Simmons, Trustee

STATE OF OREGON )  
COUNTY OF KLAMATH ) ss.

On this day personally appeared before me Marilyn S. Simmons to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 17 day of NOV, 2016.



  
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NOTARY PUBLIC in and for the  
State of Oregon  
Residing at EUGENE, OR  
My Commission Expires 5/19/17