

2017-006328

Klamath County, Oregon



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06/09/2017 01:21:34 PM

Fee: \$52.00

**Prepared By:**

Tal Roseberry

PO Box 96

Tomales, California 94971

Returned at Counter

After Recording Return To: ~~#~~ **TAX STATEMENTS**

Larry L. Roseberry & Carolyn S. Roseberry

PO Box 401

Gilchrist, Oregon 97737

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## QUITCLAIM DEED

On June 16, 2017 THE GRANTOR(S),

- Tal Roseberry, a married person,

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Larry L. Roseberry and Carolyn S. Roseberry, a married couple, residing at 1052 S. Airport Drive, Crescent, Klamath County, Oregon 97733
- the following described real estate, situated in Crescent, in the County of Klamath, State of Oregon:

Legal Description: Lot 2, Block 32, Township of Crescent, Klamath county, Oregon

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: R155398

Mail Tax Statements To:  
Larry L. Roseberry & Carolyn S. Roseberry  
PO Box 401  
Gilchrist, Oregon 97737

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. 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.

**[SIGNATURE PAGE FOLLOWS]**

**Grantor Signatures:**

DATED: \_\_\_\_\_

6/6/2017

Tal Roseberry  
140 Martinbni Road  
Petaluma, California, 94952

A notary public or other officer completing this certificate verifies only the identity of the individual(s) who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA  
COUNTY OF SONOMA

On 6/6/17 before me, B. Conyers Notary Public personally appeared Tal Roseberry, who proved to me on the basis of satisfactory evidence to be the person (s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

B. Conyers (Notary Seal)  
Signature of Notary Public

