

2017-006445

Klamath County, Oregon



00205126201700064450020023

06/13/2017 11:24:31 AM

Fee: \$47.00

After recording, please return to, and
until a change is requested, send all
tax statements to the following address:

L. Blaine Duncan II
15 Low Gap Branch
Harts, WV 25524

Parcel ID: Oregon Pines Lot 3 Block 43

QUITCLAIM DEED

Under ORS 93.865

BY THIS QUITCLAIM DEED, executed this day of June , 2016 , the grantor,

Patricia L. Austin (f/k/a Patricia L. Duncan by marriage)
52186 Woodridge Dr.
South Bend, IN 46635

releases and quitclaims to the grantee,

L. Blaine Duncan II
15 Low Gap ranch
Harts, WV 25524

for the true consideration of \$1 and other valuable consideration pursuant to divorce decree

all the grantor's right, title, interest in and to the following described parcel of land in
Klamath County, Oregon, legally described as:
Oregon Pines Lot 3, Block 43

Commonly known as: Oregon Pines Lot 3, Block 43

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.

In witness whereof, the grantor has signed and sealed these presents on the day and year first above written.

Patricia L. Austin

Signature

Patricia L. Austin

Print name

Capacity

Signature

Print name

Capacity

Signature

Print name

Capacity

Signature

Print name

Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF Indiana }
COUNTY OF St. Joseph }

This record was acknowledged before me on this 10 day of June, 2016 by

Patricia L. Austin

Dianna K. Amanda

Notary Public

Dianna K. Amanda

Print name

My Commission expires: 11/15/2019