

2017-007241

Klamath County, Oregon



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06/30/2017 12:25:32 PM

Fee: \$42.00

Grantor's Name and Address: Klamath County 305 Main St, Rm 121 Klamath Falls, OR 97601
Grantee's Name and Address: Pui Fun Lau 502 S Sweet Ridge Dr. Vail, AZ 85641
After recording, return to (Name, Address, Zip): Pui Fun Lau 502 S Sweet Ridge Dr. Vail, AZ 85641
Until requested otherwise, send all tax statements to (Name, Address, Zip): Pui Fun Lau 502 S Sweet Ridge Dr. Vail, AZ 85641

**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 **Pui Fun Lau**, 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:

**Description of real property:** A portion of the N1/2 of the SW1/4 of Section 17, Township 24 South, Range 7 East of the Willamette Meridian in the County of Klamath, State of Oregon, more particularly described as follows: Commencing at a point where the North-South center line of said Section 17 intersects the Northeasterly line of the highway right of way of Oregon State Highway 58; thence along said Northeasterly line of said right of way in a generally Northwesterly direction a distance of 1600 feet to a point which is the true point of beginning; thence at right angles to said highway right of way line in a generally Northeasterly direction 250 feet to a point; thence at right angles to said last mentioned course and in a generally Southeasterly direction 300 feet to a point; thence at right angles to said land mentioned course and in a generally Southwesterly direction 250 feet, more or less to the said Northeasterly right of way line of said Oregon State Highway 58; thence along said Northeasterly line of said right of way in a generally Northwesterly direction a distance of 300 feet more or less to the point of beginning. **APN: R146826 MapTaxLot: R-2407-017C0-00400-000**

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

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 **\$8,200.00**.

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 **6/28/2017**; 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.

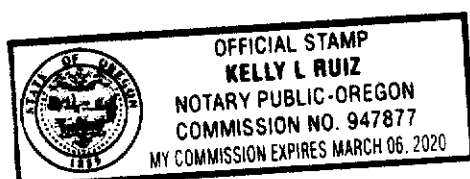
Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under ORS 195.300, 195.301 and 195.305 to 195.336 and Sections 5 to 11, Chapter 424, Oregon Laws 2007, and Sections 2 to 9 and 17, Chapter 855, Oregon Laws 2009, and Sections 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.

Rick Vaughn, Klamath County Tax Collector

STATE OF OREGON, County of KLAMATH ) ss.

This instrument was acknowledged before me on this 30 day of June 20 17, by Rick Vaughn, as Klamath County Tax Collector, duly authorized and directed to sign this instrument in lieu of the Chairman of the Board of County Commissioners of Klamath County, Oregon, and the duly elected qualified and acting Commissioners, respectively, of said County and State; and said Klamath County Tax Collector acknowledged said instrument to be the free act and deed of said County.

(SEAL)



IN WITNESS WHEREOF, I hereto set my hand and official seal.

Notary Public for the State of Oregon

My Commission Expires: March 6, 2020