

AFTER RECORDING RETURN TO:Parks & Ratliff, P.C.
620 Main Street
Klamath Falls OR 97601

00217796201800020740020028

02/22/2018 02:50:40 PM

Fee: \$47.00

GRANTOR'S NAME AND ADDRESS:CHERI I. GONZALEZ
954 NE LAURENCE STREET
MYRTLE CREEK, OR 97457GRANTEE'S NAME AND ADDRESS:RUBEN J. GONZALEZ
3560 SAN YSIDRO WAY
SACRAMENTO, CA 95864SEND TAX STATEMENTS TO:RUBEN J. GONZALEZ
3560 SAN YSIDRO WAY
SACRAMENTO, CA 95864**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS that **CHERI I. GONZALEZ**, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto **RUBEN J. GONZALEZ**, 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:

Lot 1028, RUNNING Y RESORT, PHASE 12, TRACT 1423, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The property is commonly known as 4100 Turnstone Drive, Klamath Falls, Oregon 97601 (hereafter "property").

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 \$0.00.

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 this 15 day of Feb., 2018; if a corporate grantor, 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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Cheri I. Gonzalez (Sign) Grantor (Title)
Cheri I. Gonzalez (Print)

STATE OF Oregon; County of Josephine) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 15 day of February, 2018,
by Cheri I. Gonzalez as grantor of Douglas County, OR.

Tammy Noel Hendricks
NOTARY PUBLIC FOR OREGON
My Commission expires: March 01, 2020

