

Returned at Counter
Kathy Henderson
Klamath Falls, OR

2018-005460

Klamath County, Oregon



00221701201800054600020022

05/01/2018 03:54:00 PM

Fee: \$47.00

Grantor's Name and Address Ronette E. Reynolds 26052 22 nd Street W Zimmerman, MN 55398
Grantee's Name and Address Rhonda C. Reynolds 4516 Winter Avenue Klamath Falls, OR 97603
After Recording Return to: Rhonda C. Reynolds 4516 Winter Avenue Klamath Falls, OR 97603
Until requested otherwise, send all tax statements to: Rhonda C. Reynolds 4516 Winter Avenue Klamath Falls, OR 97603

QUITCLAIM DEED

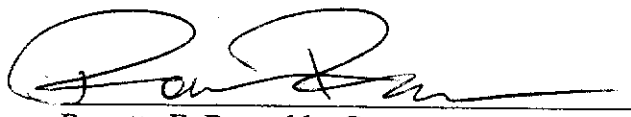
I, Ronette E. Reynolds, does hereby quitclaim all interest, if any, to Rhonda C. Reynolds, in and to the following described real property, situate in Klamath County, Oregon, to wit:

See Attached Exhibit 'A'.

The true and actual consideration paid for this transfer, stated in terms of dollars is estate distribution. 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.

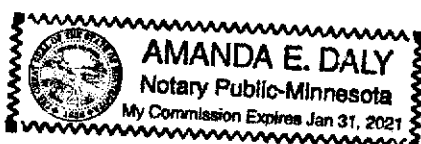
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.
ORS 93.040 (2013 Supplement)

DATED this 1st day of April, 2018.


Ronette E. Reynolds, Grantor

STATE OF MN)
)ss:
County of Anoka)

ACKNOWLEDGED BEFORE ME this 1st day of April, 2018, by Ronette E. Reynolds.



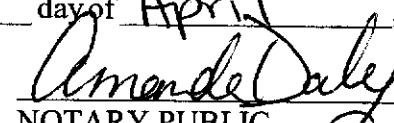

NOTARY PUBLIC
My Commission Expires: January 31, 2021

EXHIBIT 'A'
LEGAL DESCRIPTION

A tract of land in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the East and West quarter line which lies North 88 degrees 57' East a distance of 1,084.5 feet from the iron axle which marks the one quarter section corner common to Sections 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian and runs thence: continuing North 88 degrees 57' East along the East and West quarterline a distance of 135 feet to an iron pin; thence North 1 degree 12' West parallel to the West section line of said Section 11 a distance of 331.4 feet to a point; thence South 88 degrees 57' West parallel to the East and West quarter line a distance of 135 feet to a point; thence South 1 degree 12' East a distance of 331.4 feet, more or less, to the point of beginning, being in the S1/2 SW1/4 NW1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian. EXCEPTNG THEREFROM any portion lying within Winter Avenue.