

2018-014721

Klamath County, Oregon



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12/07/2018 02:29:08 PM

Fee: \$92.00

Returned at Counter

After recording, return to:

*Kerry Allen Johnson*  
*12595 Anderson Road*  
*Klamath Falls, Or 97603*

Until a change is requested,  
all tax statements should be sent to:

*Kerry Allen Johnson*  
*12595 Anderson Road*  
*Klamath Falls, Or 97603*

**QUITCLAIM DEED**

Under ORS 93.865

The grantor, *Betty Jean Johnson*

for the true and actual consideration of *\$1 and other considerations*

RELEASES AND QUITCLAIMS to the grantee, *Kerry Allen Johnson*

all right, title, and interest in and to the following described real property:

PARCEL 1

Beginning at the Southeast corner of the SW1/4 of the SW1/4 of Section 34, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence North 470 feet; thence West 470 feet; thence South 470 feet; thence East along the South line of the said SW1/4 of the SW1/4 to the point of beginning in Section 34, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM that portion conveyed to the United States of America by Deed recorded May 13, 1909 in Volume 27, page 25, Deed Records of Klamath County, Oregon.

And commonly known as:

Parcel ID: *551*

PARCEL 2

A tract of land situated in the SW1/4 of Section 34, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows: Beginning at a point on the Northerly line of Anderson Road from which the Southwest corner of said Section 34 bears South 27° 26' 47" East 33.95 feet and North 89° 31' 44" West 1418.61 feet; thence North 27° 26' 47" West 170.07 feet; thence North 28° 45' 16" West 331.96 feet; to the North line of that tract of land described in deed Volume M99, page 49105, Microfilm Records of Klamath County, Oregon; thence North 89° 31' 44" West along said North line 76.03 feet; thence along the arc of a curve to the left. (Radius point bears North 63° 54' 21" East 361.48 feet and central angle equals 03° 01' 20") 19.07 feet; thence South 29° 07' 00" East 486.62 feet to a point on the Northerly line of said Anderson Road; thence South 89° 31' 44" East 68.50 feet to the point of beginning.

This conveyance is made subject to:

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents this 27<sup>th</sup>  
day of November, 2018.

Betty Jean Johnson  
Signature  
Betty Jean Johnson  
Print Name  
Betty  
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 Wisconsin  
COUNTY OF St. Croix

On this 27 day of November, 2018, before me, Notary Public in and for  
said state, personally appeared Betty Jean Johnson

identified to be the person whose name is subscribed to the within instrument, and  
who acknowledged to me She freely executed the same.

Signature: Brianna Klaren  
Print Name: Brianna Klaren  
Title: Notary  
My Commission Expires: 10/28/22

