

Returned at Counter

2019-006700

Klamath County, Oregon



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06/14/2019 11:23:50 AM

Fee: \$87.00

**QUITCLAIM DEED**

Stephen J. Keller  
6640 Keller Road  
Klamath Falls, OR 97603  
Grantor

R. Sue Keller  
15565 Maplewood Drive  
Sonoma, CA 95476  
Grantee

After recording return to and send Tax Statements  
Grantee

KNOW ALL MEN BY THESE PRESENTS, That I, STEPHEN J. KELLER, hereinafter called grantor, for the consideration hereinafter stated, do hereby release and quitclaim unto R. SUE KELLER, hereinafter called grantee and unto grantee's heirs, successors and assigns, all right, title and interest in the following described real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 1 and 2 of Tract 1341 – ELEVENTH ADDITION TO SUNSET VILLAGE – PHASE I, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Map/Tax R-3909-012BD-06200-000 and Map Tax R-3909-012BD-06300-000

To Have and to Hold the same unto the second party and second party's heirs, successor and assigns forever.

The true consideration for this conveyance is other than money and per dissolution of marriage.

**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 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 construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, Grantor, Stephen J. Keller, has executed this instrument this 14 day of June, 2019.

Stephen J. Keller  
Stephen J. Keller

**NOTARY ACKNOWLEDGMENT**

State of Oregon

County of Klamath

On June 14, 2019, before me, Stacy Howard, a notary public in and for said state, personally appeared STEPHEN J. KELLER who is known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the person, or entity upon behalf of which the person acted, executed the instrument.

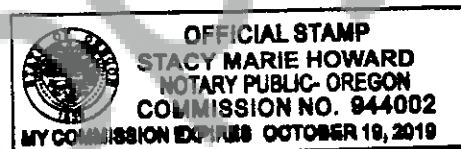
WITNESS my hand and official seal.

Stacy Howard

Signature of Notary

Affiant Known X Produced ID

Type of ID



(Seal)