

2019-011872

Klamath County, Oregon

10/10/2019 03:30:01 PM

Fee: \$107.00

RECORDING COVER SHEET (Please Print or Type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

THIS SPACE RESERVED FOR USE BY
THE COUNTY RECORDING OFFICE

AFTER RECORDING RETURN TO:

MAX ERVIN

4306 CLINTON AVE

KLAMATH FALLS OR 97603

1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)

QUITCLAIM DEED

2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160

DINO DOMENICO REGINATO

3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160

ALFRED ANGELO

4) TRUE AND ACTUAL CONSIDERATION

ORS 93.030(5) – Amount in dollars or other

\$ 1.00

☐ Other

5) SEND TAX STATEMENTS TO:

NO CHANGE

6) SATISFACTION of ORDER or WARRANT

ORS 205.125(1)(e)

CHECK ONE: ☐ FULL
(If applicable) ☐ PARTIAL

7) The amount of the monetary obligation imposed by the order or warrant. ORS 205.125(1)(c)

\$ _____

8) If this instrument is being Re-Recorded, complete the following statement, in

accordance with ORS 205.244: "RERECORDED AT THE REQUEST OF
AMERITITLE TO CORRECT **THE LEGAL**
DESCRIPTION

PREVIOUSLY RECORDED IN BOOK 97 AND PAGE 1881, OR AS FEE
NUMBER _____."

97.

31647

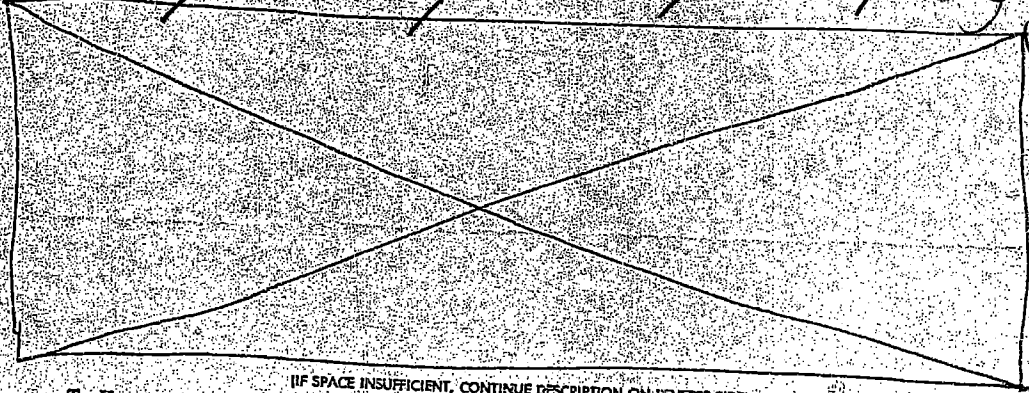
Vol 1997 Page 1881

KNOW ALL MEN BY THESE PRESENTS, That DINO DOMENICO REGINATO

hereinafter called grantor, REGINATO 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 the County of KLAMATH State of Oregon, described as follows, to-wit:

A-3909-003CA-07100-000 (Property Class) 101C
3044 BOARDMAN Ave., Klamath Falls, Or.
 (also known as) ALTAMONT ACRES 1st Addition,
Block 2, Lot 15 & 16 POR



(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00.
 However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentences between the symbols, if not applicable, should be deleted. See ORS 93.030.)

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 10th day of January, 1997.
 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 thereto by order of its board of directors.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LAWS OR LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of _____

This instrument was acknowledged before me on _____, 19____.

by _____

This instrument was acknowledged before me on _____, 19____.

by _____

as _____

of _____

See attached ALL DEEDS

My commission expires _____

Notary Public for Oregon

Dino D. REGINATO
2074 Calaveras
Fairfield, Ca. 94533
 Grantor's Name and Address
Alfred A. REGINATO
1743 Kennedy Ct
Fairfield, CA 94533
 Grantee's Name and Address
 After recording return to (Name, Address, Zip):
Alfred A. REGINATO
1743 Kennedy Ct
Fairfield, CA 94533
 Until requested otherwise send all tax statements to (Name, Address, Zip):
Alfred A. REGINATO
1743 Kennedy Ct
Fairfield, CA 94533

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,
 County of _____ } ss.
 I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____ Record of Deeds of said County.
 Witness my hand and seal of County affixed.

By _____, TITLE _____, Deputy

STATE OF OREGON)
 County of Klamath)
 I CERTIFY that this is a true and correct copy of a document in the possession of the Klamath County Clerk.
 Dated: October 3, 2019
ROCHELLE LONG, Klamath County Clerk
By Klamath County Clerk's Deputy



See attached evidence "H"

35

CALIFORNIA



ALL-PURPOSE



ACKNOWLEDGEMENT

STATE OF CALIFORNIA

COUNTY OF Solano

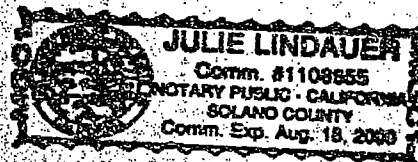
On Jan 10, 1997 before me, Julie Lindauer, Notary Public
DATE NAME, TITLE OF OFFICER - E.G., JANE DOE, NOTARY PUBLIC

personally appeared, Dino D Reginato
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s)
 whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/
 they executed the same in his/her/their authorized capacity(ies), and that by his/her/their
 signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
 executed the instrument.

WITNESS my hand and official seal.

Julie Lindauer
 NOTARY PUBLIC SIGNATURE

(SEAL)



OPTIONAL INFORMATION

TITLE OR TYPE OF DOCUMENT Quit Claim DeedDATE OF DOCUMENT _____ NUMBER OF PAGES 2

SIGNER(S) OTHER THAN NAMED ABOVE _____

STATE OF OREGON - COUNTY OF KLAMATH: ss.

Filed for record at request of Alfred A. Reginato the 22nd day
 of January A.D. 19 97 at 10:14 o'clock A. M., and duly recorded in Vol. M97
 of Deeds on Page 1881

FEE \$35.00

Bernetha G. Letsch, County Clerk

by Kathleen Ross

EXHIBIT "A"

The West 26.25 feet of Lot 16, and the East 52.5 feet of Lot 15, Block 2 of FIRST ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

97 JAN 22 NO 114

EXPIRATION DATE JAN 22 2014

31647

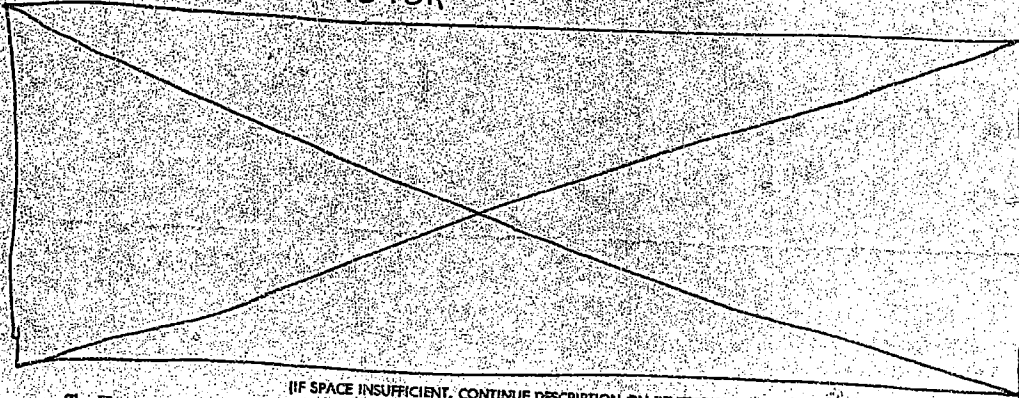
Vol 1997 Page 1881

KNOW ALL MEN BY THESE PRESENTS, That DINO DOMENICO REGINATO

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto Alfred Angelo

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 the County of KLAMATH State of Oregon, described as follows, to-wit:

R-3909-003CA-07100-000 (Property Class) 101C
3047 BOARDMAN Ave., Klamath Falls, Or.
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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 10th day of January, 1997.
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 thereto by order of its board of directors.

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STATE OF OREGON, County of _____

This instrument was acknowledged before me on _____, 19____,

by _____, 19____,

as _____ of _____

See attached ALL DOCUMENTS

My commission expires _____ Notary Public for Oregon

DINO D. REGINATO
2874 Calaveras
Fairfield, CA 94533
Grantor's Name and Address
Alfred A. REGINATO
1743 Keanny Ct
Fairfield, CA 94533
Grantee's Name and Address
After recording return to (Name, Address, Zip):
Alfred A. REGINATO
1743 Keanny Ct
Fairfield, CA 94533
Until requested otherwise send all for statements to (Name, Address, Zip):
Alfred A. REGINATO
1743 Keanny Ct
Fairfield, CA 94533

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or ss fee/file/instrument/microfilm/reception No. _____ Record of Deeds of said County.

Witness my hand and seal of County affixed.

By _____, Deputy

STATE OF OREGON
County of Klamath

I CERTIFY that this is a true and correct copy of a document in the possession of the Klamath County Clerk.

Dated: October 3, 2019
ROCHELLE LONG, Klamath County Clerk
BRANDY DANDY, Deputy



CALIFORNIA



ALL-PURPOSE



ACKNOWLEDGEMENT

STATE OF CALIFORNIA)

COUNTY OF Solano)

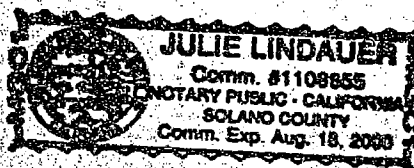
On Jan 10, 1997 before me, Julie Lindauer Notary Public,
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared, Dino D. Reginato
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s)
 whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/
 they executed the same in his/her/their authorized capacity(ies), and that by his/her/their
 signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
 executed the instrument.

WITNESS my hand and official seal.

Julie Lindauer
 NOTARY PUBLIC SIGNATURE

(SEAL)



OPTIONAL INFORMATION

TITLE OR TYPE OF DOCUMENT Quit Claim DeedDATE OF DOCUMENT _____ NUMBER OF PAGES 2

SIGNER(S) OTHER THAN NAMED ABOVE _____

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