

Returned at Counter

2020-000929

Klamath County, Oregon



01/23/2020 11:47:51 AM

Fee: \$92.00

After Recording Return to:

Denis Eugene Hodges and Barbara Jean Hodges
54200 Gerber Rd
Bonanza, OR 97623

Until a change is requested, please forward all
tax statements to:

Denis Eugene Hodges and Barbara Jean Hodges
54200 Gerber Rd
Bonanza, OR 97623

Tax Assessor's Account No.

QUITCLAIM DEED

(Husband and Wife to a Trust)

GRANTORS: Denis Eugene Hodges, and
Barbara Jean Hodges, Husband and Wife,

DO HEREBY REMISE, RELEASE, AND FOREVER QUITCLAIM UNTO

GRANTEE: Denis Eugene Hodges an individual, whose street address is
54200 Gerber Rd
as Trustee under the provisions of a trust agreement dated January 17, 2020, and known
as the Denis Eugene Hodges and Barbara Jean Hodges Revocable Trust, the following lands and
property, together with all improvements located thereon, lying in the County of Klamath, State of
Oregon, to-wit:

☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full

X Legal Description:

Lot 47, TRACT 1428 according to the official plat thereof on file in the office of the County
Clerk of Klamath County, Oregon

Except the following encumbrances:

NA

Street Address of Real Property: 3465 Barnes Way, Klamath Falls OR

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00

[Handwritten signature]
\$1.00 Page 1 of 3


\$1_____.

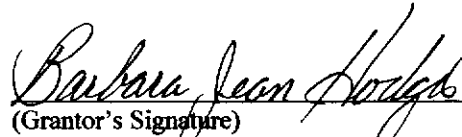
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS195.300,195.301AND195.305TO195.336AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, 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 ORS92.010OR215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS195.300,195.301AND195.305TO195.336AND 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.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

Taxes for tax year 2020 shall be paid by Grantee.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed on the day and year set forth below.


(Grantor's Signature)
Denis Eugene Hodges
Print or Type Name

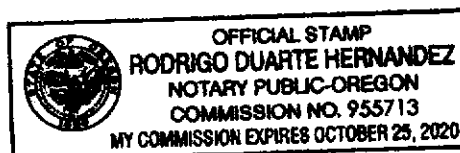

(Grantor's Signature)
Barbara Jean Hodges
Print or Type Name

State of OREGON
County of KLAMATH

This record was acknowledged before me on JANUARY 23, 20 20 by
RODRIGO DUARTE HERNANDEZ (name of person acknowledged).
BARBARA JEAN HODGES.

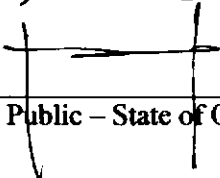
Notary Public - State of Oregon

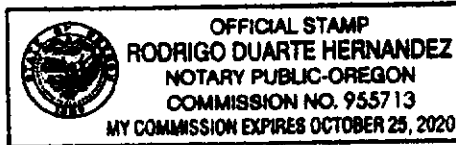
State of OREGON



County of Klamath

This record was acknowledged before me on January 22, 20 20 by
Denis Eugene Hodges (name of person acknowledged).


Notary Public – State of Oregon



Grantor (name, address and telephone)

Denis Eugene Hodges

54200 Gerber Rd

Bonanza OR, 97623

541-892-3398

Grantor (name, address and telephone)

Barbara Jean Hodges

54200 Gerber Rd

Bonanza OR, 97623

541-892-3398

Grantee (name, address and telephone):

Denis Eugene Hodges

54200 Gerber Rd

Bonanza OR, 97623

541-892-3398