

2020-002252

Klamath County, Oregon



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02/24/2020 02:45:37 PM

Fee: \$92.00

Prepared By

Name: James P Eaton
Address: 300 Riverboat Row #302
Newport,
State: Kentucky, Zip Code: 41071

After Recording Return To

Name: James P, Eaton
Address: 300 Riverboat Row #302
Newport,
State: Kentucky Zip Code: 41071

Space Above This Line for Recorder's Use

OREGON QUIT CLAIM DEED

STATE OF OREGON

COUNTY OF Klamath

KNOW ALL MEN BY THESE PRESENTS, That Nancy Walker Hall, a
Widow of John C Hall residing at 11214 Montverde LN,, County of __Harris,
City of Houston, State of Texas (hereinafter known as the "Grantor(s)") hereby releases and
quitclaims to James P. Eaton, a Married Man , residing at 300 Riverboat Row #302, County of
Campbell, City of Newport, State of Kentucky (hereinafter known as the "Grantees(s)") for the
sum of zero (\$0.00) and releases all the rights, title, interest, and claim in or to the following
described real estate, situated in the County of Klamath, Oregon, to- wit:

The N 1/2 of the E 1/2 of Lot 17, Block 7, Klamath Falls Forest Estates Sycan Unit. Also described as
Lot 17B, Block 7, Sycan Unitas recorded in Klamath County, Oregon.

* All Future tax Statements should be sent to James P Eaton 300 Riverboat Row #302
Newport, Kentucky. 41071

To have and to hold, the same together with all and singular the appurtenances
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest,
lien, equity and claim whatsoever for the said first party, either in law or equity, to the
only proper use, benefit and behoof of the said second party forever.

This certificate is attached to a 2 page document dated 8.5.19 entitled Oregon Quit Claim Deed

ACKNOWLEDGMENT CERTIFICATE

State of Texas
County of Et Bend

Before me, Linda L. Chunn, on this
day personally appeared Nancy Walker Hall

Name of Notary Public

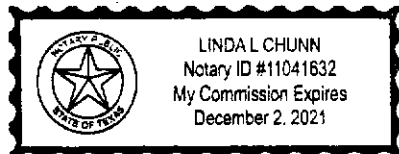
Name of signer(s)

to be the person(s) whose name(s) is/are subscribed to the foregoing instrument and acknowledged to me that he/she/they executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 5th day of Aug., 2019.

Year

Linda L. Chunn
Notary Public's Signature



(Seal)

Signer's Identity verified by:

☐ Personally known to me

☐ Identity proven on the oath

Name of credible witness

☒ Identity proven on the basis of

valid Texas state ID
Production of the instrument or other document

"BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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."

Nancy Walker Hall
Grantor's Signature

NANCY WALKER HALL
Grantor's Name

11214 MONTEVERDE LN
Address

HOUSTON, TEXAS 77099
City, State & Zip

Grantor's Signature

Grantor's Name

Address

City, State & Zip