

Record and Return to:
Fidelity National Title Group
6500 Pinecrest Drive, Suite 600
Plano, TX 75024

2020-003655

Klamath County, Oregon

03/26/2020 01:07:06 PM

Fee: \$87.00

RECORDATION REREQUESTED BY/~~RETURN TO~~:
HENNESSEY LAW FIRM, PC
17300 N DALLAS PARKWAY #3090
DALLAS, TX 75248

SEND TAX NOTICES TO:
KAY KRATOCHVIL AND TERESA HATFIELD
15528 GREEN WING LOOP
KENO, OR 97627

HRs -
NL833

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 16 day of March 2020, by first party **KAY KRATOCHVIL**, to second party, **KAY KRATOCHVIL AND TERESA HATFIELD, BOTH UNMARRIED PERSONS.**

WITNESSETH, That the said first party, for good consideration in the amount of \$1.00 paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise and quitclaim unto the said second party forever, all the right, title interest and claim which the said first party has in and to the following described parcel of land, and improvements and, appurtenances thereto in the City of KENO, County of KLAMATH, State of Oregon, to wit:

LOT 8, BLOCK 30, TRACT NO. 1081 FIFTH ADDITION TO KLAMATH RIVER ACRES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

TOGETHER WITH A 1977 14 X 70' FLEETWOOD MOBILE HOME, OREGON LICENSE NO. X134738, VI WAFL1A650640491, WHICH IS FIRMLY AFFIXED TO THE REAL PROPERTY DESCRIBED HEREIN.

APN: 622883

Property Address: 15528 GREEN WING LOOP, KENO, OR 97627

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, 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 WITNESS WHEREOF, The said first party has signed and sealed there presents the day and year first above written.

Kay Kratochvil
KAY KRATOCHVIL

STATE OF OREGON)
COUNTY OF Klamath)

I, Chris Allan Johnson hereby certify that **KAY KRATOCHVIL** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date. Given under my hand this 16 day of MARCH, A.D., 20 20.

(Seal)

[Signature]
Notary Public

My Commission Expires: MAY 16 2022

PREPARED BY:
BC LAW FIRM, P.A.
1803 S Kanner Hwy
Stuart, FL 34994

