

Returned at Counter

2020-006321

Klamath County, Oregon



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05/21/2020 02:12:24 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS:

KAREN R. PALACIOS  
12566 S 200 E  
Haubstadt, IN 47639

GRANTEE'S NAME AND ADDRESS:

MICHAEL EUGENE PONCIL  
P.O. box 138  
Crescent, OR 97733

SEND TAX STATEMENTS TO:

MICHAEL EUGENE PONCIL  
P.O. Box 138  
Crescent, OR 97733

**QUITCLAIM DEED**

**KNOW ALL MEN BY THESE PRESENTS** that **KAREN RURIKO ISHIDA-PONCIL**, nka: **KAREN R. PALACIOS** hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto **MICHAEL EUGENE PONCIL**, 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 Klamath County, State of Oregon, described as follows, to-wit:

A parcel of land situated in RIVER WEST, a duly platted and recorded subdivision in Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron pin marketing the Southwest corner of Lot 1, Block 6 of said River West; thence North 27° 11'00" East 280.00 feet to a 1/2 inch iron pin on the Northerly right of way line of South Airport Drive; thence South 62° 49'00" West along said right of way line, 300.00 feet to the point of beginning.

TOGETHER WITH an easement 30.00 feet in width for ingress and egress adjacent to and Southerly of the Northwesterly line of the above described property.

To have and to hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00.

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 14<sup>th</sup> day of May, 2020; 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 to do so by order of its board of directors.

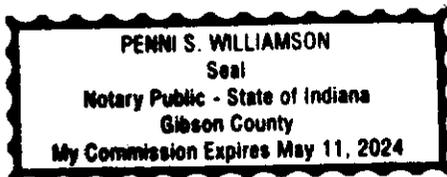
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Karen R. Palacios (Sign)      Grantor (Title)  
Karen R. Palacios (Print)

STATE OF Indiana; County of Gibson ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 14<sup>th</sup> day of May, 2020, by KAREN R. PALACIOS



Commission #681868

Penni S. Williamson  
NOTARY PUBLIC FOR: Gibson County  
My Commission expires: May 11, 2024