NO PART OF ANY STEVENS-NESS FORM MAY BE REPROL

2020-007731 Klamath County, Oregon



06/24/2020 03:47:51 PM

Fee: \$82.00

Klamath Falls, OR 97603

Grantor's Name and Address
Tylor and Paige Brewer
6536 Climax Ave
Klamath Falls, OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):
Tylor and Paige Brewer
6536 Climax Ave
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to (Name and Address):
Tylor \* Youge Drewer

Klarnatii felis, CK 971603

Shirley N. Pederson 5612 Sturdivant Ave

> SPACE RESERVED FOR RECORDER'S USE

**QUITCLAIM DEED** 

KNOW ALL BY THESE PRESENTS that Shirley N. Pederson

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 (legal description of property):

6536 Climax Ave, Klamath Falls, OR 97603 Lot 5 in Block 4 of Moyina Manor

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

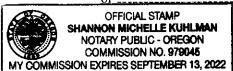
In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on \_\_\_\_\_\_\_\_; any

Signature on behalf of a business or other entity is made with the authority of that entity. 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.

| Sher | le V | ) Dea | lerson | <i>L</i> |
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Notary Public for Oregon

My commission expires D9-13-40 34