

2020-013341

Klamath County, Oregon



00267467202000133410020027

10/16/2020 12:40:31 PM

Fee: \$87.00

WHEN RECORDED RETURN TO:

Name: Ernest H. Rickett & Patricia K. Rickett
Address: PO Box 271
City, State, Zip: Keno, OR 97627

Until a change is requested all tax statements
shall be sent to the following address:

Name: Ernest H. Rickett & Patricia K. Rickett
Address: PO Box 271
City, State, Zip: Keno, OR 97627

Returned at Counter

QUIT CLAIM DEED

Grantor(s): Ernest H. Rickett
Patricia K. Rickett
Grantee(s): Ernest H. Rickett and Patricia K. Rickett as Trustees of
The Ernest H. Rickett And Patricia K. Rickett
Revocable Living Trust
Abbreviated Legal: Ptn of NW 1/4 NE 1/4 SE 1/4, Sec 12, Tnsp 40 S, R 7 E
Tax Parcel Nos.: R619003 & M47540

THE GRANTORS, Ernest H. Rickett and Patricia K. Rickett, husband and wife, for and in consideration of estate planning, convey and quit claim to Ernest H. Rickett and Patricia K. Rickett as Trustees of The Ernest H. Rickett And Patricia K. Rickett Revocable Living Trust, the following described real estate, situated in the County of Klamath, State of Oregon, together with all after acquired title of the grantor(s) herein:

SEE ATTACHED EXHIBIT "A".

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED JUNE 16, 2020

Ernest H. Rickett
Ernest H. Rickett

Ernest H. Rickett
Ernest H. Rickett, Trustee

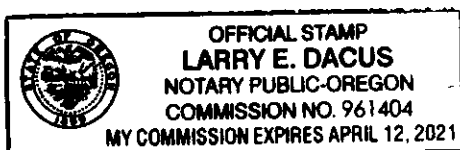
Patricia K. Rickett
Patricia K. Rickett

Patricia K. Rickett
Patricia K. Rickett, Trustee

STATE OF OREGON)
COUNTY OF KLAMATH) ss.

On this day personally appeared before me Ernest H. Rickett and Patricia K. Rickett to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 16 day of JUNE 2020



NOTARY PUBLIC in and for the
State of Oregon
Residing at EUGENE, OR
My Commission Expires 4/12/21

EXHIBIT "A"

That portion of the NW 1/4 NE 1/4 SE 1/4 of Section 12, Township 40 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, within the following described boundaries:

Beginning at a point in the West line of said NW 1/4 NE 1/4 SE 1/4 of said Section 12, distant along said line, South 0 degrees 07' 10" West 333.02 feet from the Northwest corner of said NW 1/4; thence parallel with the North line of said NW 1/4, North 89 degrees 58' 22" East 228.00 feet; thence parallel with the East line of said NW 1/4, South 0 degrees 02' 06" East 29.00 feet; thence parallel with the North line of said NW 1/4, North 89 degrees 58' 22" East 125.00 feet; thence parallel with said East line of said NW 1/4, North 0 degrees 02' 06" West 29.00 feet to a point in the Easterly prolongation of said line having a length of 228.00 feet, said point designated "A" for purposes of this description; thence along said prolongation North 89 degrees 58' 22" East 324.83 feet to the East line of said NW 1/4; thence along said East line, South 0 degrees 02' 06" East 332.60 feet to the Southeast corner of said NW 1/4; thence along the South line of said NW 1/4, South 89 degrees 54' 01" West 678.72 feet to said West line of said NW 1/4; thence along said West line, North 0 degrees 07' 10" East 333.01 feet to said point of beginning.

EXCEPTING THEREFROM the Easterly 26.70 feet thereof.

Tax Parcel Nos: R619003 & M47450