

2020-014561

Klamath County, Oregon



00268806202000145610020027

11/09/2020 12:56:02 PM

Fee: \$87.00

Prepared By

Name: Shannon L Sherman
 Address: PO Box 286
Crescent
 State: OR Zip Code: 97733

After Recording Return To

Name: Shannon L Sherman
 Address: PO Box 286
Crescent
 State: OR Zip Code: 97733

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 Jeffrey G. Carpenter, a
Grantor, residing at 2697 ALTADENA, County of LANE, City of
EUGENE, State of OREGON (hereinafter known as the "Grantor(s)") hereby
 releases and quitclaims to SHANNON L SHERMAN, a Grantee, residing at
11412 TIPSOD CT, County of KLAMATH, City of CRESCENT LAKE, State of
OREGON (hereinafter known as the "Grantees(s)") for the sum of
(\$0) 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: LOT 19 in Block 14 of TRACT 1042 - TWO RIVERS NORTH

CODE 252 PCL: 401 MAP 2607-00130-07300 ACRES: 1.06SITUS - 11412 TIPSOD CT, CRESCENT LAKE, OR 97733Cabin and 2 Storage buildings.Future taxes are to be billed to Shannon L Sherman
PO Box 286
Crescent, OR 97733

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.

"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."

Jeff Carpenter
Grantor's Signature
Jeff Carpenter
Grantor's Name
2697 Almaden ST
Address
Eugene, OR 97405
City, State & Zip

Grantor's Signature

Grantor's Name

Address

City, State & Zip

STATE OF OREGON)
COUNTY OF Marion

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jeff Carpenter whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 30 day of July, 2020.



Leigh B. Riggs
Notary Public

My Commission Expires: Dec. 2/2022