

BLK

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2020-014717

Klamath County, Oregon



00268979202000147170020026

11/12/2020 10:07:33 AM

Fee: \$87.00

SPACE RESERVED
FOR
RECORDER'S USE

Robert V. Harding + Isabelle E. Harding
820 CALIFORNIA AVENUE
KLAMATH FALLS OR 97601
Grantor's Name and Address
Coleman H. Dunn + Est
30059 SPRAGUE RIVER DR
Chiloquin OR 97624
Grantee's Name and Address

After recording, return to (Name and Address):

Coleman H. Dunn
30059 SPRAGUE RIVER DR
Chiloquin OR 97624

Until requested otherwise, send all tax statements to (Name and Address):

Coleman H. Dunn
30059 SPRAGUE RIVER DR
Chiloquin OR 97624

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that ROBERT V. HARDING + ISABELLE E. HARDING
hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto COLEMAN H. DUNN, MICHELE L. DUNN BEGGSTERN, STEPHANIE R. DUNN PAPAS, **
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 _____ County, State of Oregon, described as follows (legal description of property):

THE PROPERTY DESCRIBED IN EXHIBIT A. SEE
ATTACHED DESCRIPTION ON EXHIBIT A WHICH IS MADE
APART HEREOF BY THIS REFERENCE

** LUKE A STEWART
** JOSEPHINE G. DUNN WAMPLER
** ROBERT S. HARDING

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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 \$ 2. ^① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. ^① (The sentence between the symbols ^①, if not applicable, should be deleted. See ORS 93.030.)

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 11/12/2020; 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.

Robert V. Harding
Isabelle E. Harding

STATE OF OREGON, County of Klamath ss.

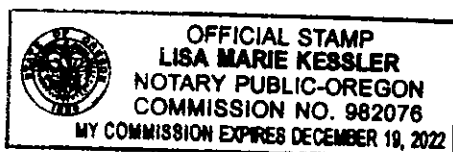
This instrument was acknowledged before me on November 12, 2020
by Robert V. Harding and Isabelle E. Harding

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Lisa M. Kessler
Notary Public for Oregon
My commission expires December 19, 2022

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the S1/2 of the NE1/4 of Section 34, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the North line of the S1/2 of the NE1/4 of said Section 34, said point being North 89 degrees 48' 10" East a distance of 60.00 feet from the Northwest corner of the SW1/4 of the NE1/4 of said Section 34 and being the Southwest corner of Lot 29, Block 53, "First Addition to Klamath Falls Forest Estates" subdivision; thence North 89 degrees 48' 10" East along the South line of said subdivision a distance of 598.22 feet; thence South a distance of 182.28 feet; thence South 89 degrees 54' 05" West a distance of 599.11 feet to the East right of way line of a public road; thence North 00 degrees 16' 52" East along the East right of way line of said road a distance of 181.25 feet, more or less, to the point of beginning.