

BLK

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2020-014872

Klamath County, Oregon



00269148202000148720010016

11/16/2020 09:24:22 AM

Fee: \$82.00

Mitchell Dean Cain

24551 Hwy 140 East

Dairy, OR 97625

Grantor's Name and Address

Juliana Van Sickle nka Juliana Van Sickle Cain

4980 Gatewood Drive

Klamath Falls, OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):

Juliana Van Sickle nka Juliana Van Sickle Cain

4980 Gatewood Drive

Klamath Falls, OR 97603

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

Juliana Van Sickle nka Juliana Van Sickle Cain

4980 Gatewood Drive

Klamath Falls, OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Mitchell Dean Cain

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto
Juliana Van Sickle, nka Juliana Van Sickle Cainhereinafter 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):

Parcel 2 of Land Partition 15-97, situated in the NW1/4 NE1/4, NE1/4 NW1/4, Section 20, further defined as being situated in
a portion of Government Lots 2,6,12 and 15 of Section 20, Township 39 South, Range 9 East, Willamette Meridian,
Klamath County, Oregon.

(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 \$ -0-. 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. (The sentence between the symbols ®, 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 November 13th, 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 DETER-
MINE 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.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on Nov. 13, 2020by Mitchell Dean Cain

This instrument was acknowledged before me on

by

as

of



OFFICIAL STAMP
SAMANTHA JEENE GARDNER
NOTARY PUBLIC-OREGON
COMMISSION NO. 991993
MY COMMISSION EXPIRES OCTOBER 20, 2023

Samantha Jeene Gardner

Notary Public for Oregon

My commission expires

Oct. 20, 2023