

2021-005331

Klamath County, Oregon



00277546202100053310030038

04/08/2021 01:42:10 PM

Fee: \$92.00

Prepared By

Name: Karl Hellmich
 Address: 278 NE 6th ST
Prineville
 State: OR Zip Code: 97754

After Recording Return To Att Exs

Name: Jon M Bittle
 Address: 534 S. 8th Street
Cottage Grove, OR 97424
 State: Oregon Zip Code: 97424

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 Karl Hellmich, a
Citizen, residing at 278 NE 6th St Prineville County of Crook, City
 of Prineville, State of Oregon (hereinafter known as the
 "Grantor(s)") hereby releases and quitclaims to Jon Michael Bittle, a
Lave County, residing at 74861 Reservoir, County of Lave, City
 of Cottage Grove, State of OR (hereinafter known as the
 "Grantees(s)") for the sum of 7,200
 (\$ 7,200) 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:

Klamath Forest Estates 1st addition Blk 36 lot 25
Accessors Parcel # - R-3510-02780-04200-000

~~Taxes to be Sent To:~~~~Grantor's address: 278 NE 6th ST Prineville OR 97754~~

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."

Karl
Grantor's Signature
Karl Hellmich
Grantor's Name
278 NE 6th St
Address
Prineville, OR 97754
City, State & Zip

Grantor's Signature

Grantor's Name

Address

City, State & Zip

STATE OF OREGON)

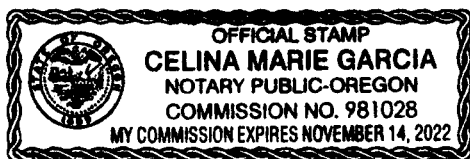
COUNTY OF Crook)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Karl Hellmich 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 25th day of September, 2019.

Celina M Garcia

Notary Public



My Commission Expires: 11-14-2022