

AmeriTitle  
MTC 379506 AM

2021-003858

Klamath County, Oregon

03/16/2021 10:09:02 AM

Fee: \$92.00

**RECORDING COVER SHEET (Please Print or Type)**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

THIS SPACE  
THE COUNTY

2021-007810

Klamath County, Oregon

05/17/2021 11:56:00 AM

Fee: \$107.00

**AFTER RECORDING RETURN TO:**

Vantage Point Title, Inc.

25400 US 19 North, Suite 135

Clearwater, FL 33763

**1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

Quit Claim Deed

**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust,  
dated August 26, 1990 as amended and restated June 20, 2003 who acquired title as the  
Michael and Cynthia Hobbs Family Trust, dated August 26, 1990

**3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160**

\*The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated  
restated June 20, 2003

\* Michael Hobbs and Cynthia Trustees of

**4) TRUE AND ACTUAL CONSIDERATION**

ORS 93.030(5) – Amount in dollars or other

\$ 10.00

☐ Other

**5) SEND TAX STATEMENTS TO:**

Michael Hobbs and Cynthia Hobbs

1923 Halter Court

La Pine, OR 97739

**6)–SATISFACTION of ORDER or WARRANT**

ORS 205.125(1)(e)

CHECK ONE: ☐ FULL

(If applicable) ☐ PARTIAL

**7) The amount of the monetary  
obligation imposed by the order  
or warrant. ORS 205.125(1)(c)**

\$

**8) If this instrument is being Re-Recorded, complete the following statement, in**

**accordance with ORS 205.244: "RERECORDED AT THE REQUEST OF AmeriTitle**  
**TO CORRECT Vesting**

PREVIOUSLY RECORDED IN BOOK \_\_\_\_\_ AND PAGE \_\_\_\_\_, OR AS FEE  
NUMBER 2021-003858."

**Return to After Recording:**

Vantage Point Title, Inc.  
25400 US 19 North, Suite 135  
Clearwater, FL 33763  
File No. OR608691

**Mail Tax Statements to:**

Michael Hobbs  
1923 Halter Court  
La Pine, OR 97739

**STATUTORY QUITCLAIM DEED**

**Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003, who acquired title as the Michael and Cynthia Hobbs Family Trust, dated August 26, 1990, Grantor, does release and quitclaim to The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003, Grantees, and Grantees' heirs, personal representatives, administrators, successors and assigns, all right, title and interest in and to the following property:**

Lot 6 in Block 6, WAGON TRAIL ACRES NO. 1, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

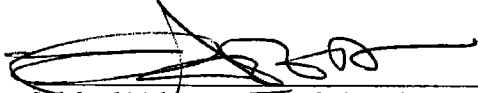
**Account No. 2309-001B0-01900 (128383) Map No. 2309-001B0-01900 (128383)**

The true consideration for this conveyance is \$10.00, other value given and received which is the whole consideration

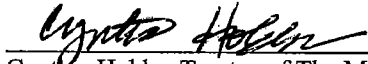
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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.**

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this 5<sup>th</sup> day of December, 2020.




Michael Hobbs, Trustee of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003



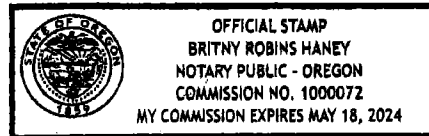
Cynthia Hobbs, Trustee of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003

STATE OF Oregon  
COUNTY OF Klamath

This instrument was acknowledged before me on Dec 5<sup>th</sup>, 2020, by Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003.



Notary Public for the State of Oregon  
My Commission Expires: May 18<sup>th</sup> 2024



No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

2021-003858

Klamath County, Oregon

03/16/2021 10:09:02 AM

Fee: \$92.00

**RECORDING COVER SHEET (Please Print or Type)**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

THIS SPACE RESERVED FOR USE BY  
THE COUNTY RECORDING OFFICE

**AFTER RECORDING RETURN TO:**

Vantage Point Title, Inc.

25400 US 19 North, Suite 135

Clearwater, FL 33763

**1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

Quit Claim Deed

**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust,  
dated August 26, 1990 as amended and restated June 20, 2003 who acquired title as the  
Michael and Cynthia Hobbs Family Trust, dated August 26, 1990

**3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160**

The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated  
restated June 20, 2003

**4) TRUE AND ACTUAL CONSIDERATION  
ORS 93.030(5) – Amount in dollars or other**

\$ 10.00

☐ Other

**5) SEND TAX STATEMENTS TO:**

Michael Hobbs and Cynthia Hobbs

1923 Halter Court

La Pine, OR 97739

**6)–SATISFACTION of ORDER or WARRANT  
ORS 205.125(1)(e)**

CHECK ONE: ☐ FULL  
(If applicable) ☐ PARTIAL

**7) The amount of the monetary  
obligation imposed by the order  
or warrant. ORS 205.125(1)(c)**

\$

**8) If this instrument is being Re-Recorded, complete the following statement, in  
accordance with ORS 205.244: "RERECORDED AT THE REQUEST OF \_\_\_\_\_**

TO CORRECT \_\_\_\_\_

PREVIOUSLY RECORDED IN BOOK \_\_\_\_\_ AND PAGE \_\_\_\_\_, OR AS FEE  
NUMBER \_\_\_\_\_."



State of Oregon

County of Klamath

I hereby certify that instrument #2021-003858,  
recorded on 3/16/2021, consisting of 3 page(s),  
is a correct copy as it appears on record at the  
Klamath County Clerk's office.

Rochelle Long, Klamath County Clerk

Date: May 14th, 2021

  
Samantha Gardner

**Return to After Recording:**

Vantage Point Title, Inc.  
25400 US 19 North, Suite 135  
Clearwater, FL 33763  
File No. OR608691

**Mail Tax Statements to:**

Michael Hobbs  
1923 Halter Court  
La Pine, OR 97739

**STATUTORY QUITCLAIM DEED**

**Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003, who acquired title as the Michael and Cynthia Hobbs Family Trust, dated August 26, 1990, Grantor, does release and quitclaim to The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003, Grantees, and Grantees' heirs, personal representatives, administrators, successors and assigns, all right, title and interest in and to the following property:**

Lot 6 in Block 6, WAGON TRAIL ACRES NO. 1, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

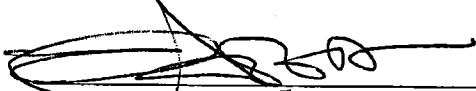
**Account No. 2309-001B0-01900 (128383) Map No. 2309-001B0-01900 (128383)**

The true consideration for this conveyance is \$10.00, other value given and received which is the whole consideration

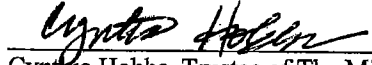
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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.**

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this 5<sup>th</sup> day of December, 2020.




Michael Hobbs, Trustee of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003



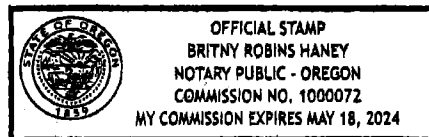
Cynthia Hobbs, Trustee of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003

STATE OF Oregon  
COUNTY OF Klamath

This instrument was acknowledged before me on Dec 5<sup>th</sup>, 2020, by Michael Hobbs and Cynthia Hobbs, Trustees of The Michael and Cynthia Hobbs Family Trust, dated August 26, 1990 as amended and restated June 20, 2003.



Notary Public for the State of Oregon  
My Commission Expires: May 18<sup>th</sup> 2024



No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.