

2021-009704

Klamath County, Oregon



00282413202100097040020025

06/21/2021 01:55:26 PM

Fee: \$87.00

Recording Requested by and)
When Recorded Mail to:)
Stokes, Hamer, Kirk & Eads, LLP)
381 Bayside Road, Suite A)
Arcata, CA 95521)
Mail Tax Statements to:)
Tiffany Charbonneau, Trustee)
P.O. Box 2067)
Redway, CA 95560)

QUITCLAIM DEED

FOR NO CONSIDERATION, TIFFANY LEANN CHARBONNEAU aka TIFFANY CHARBONNEAU does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to TIFFANY CHARBONNEAU, as Trustee of the TIFFANY CHARBONNEAU TRUST dated June 21, 2011, all of her right, title and interest in and to the following described real property in the unincorporated area of the County of Klamath, State of Oregon:

Lot 50 of Block 32, Tract 1184, Oregon Shores Unit 2 containing .275 acres more or less situated in the County of Klamath, State of Oregon.

The true consideration for this conveyance is \$0.00.

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 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.

DATED: June 17, 2021



TIFFANY LEANN CHARBONNEAU aka
TIFFANY CHARBONNEAU

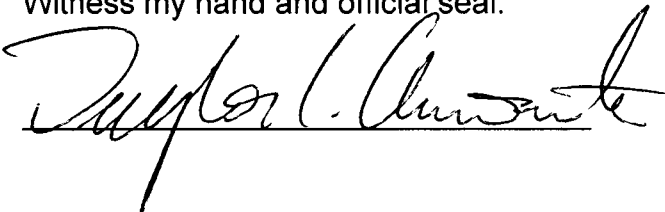
Certificate of Acknowledgment of Notary Public

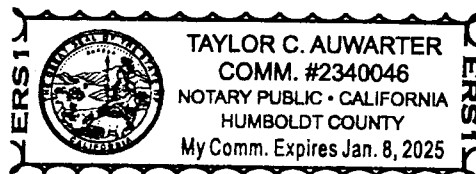
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Humboldt

On June 17, 2021 before me, TAYLOR C. AUWARTER, Notary Public, personally appeared TIFFANY CHARBONNEAU, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that ~~he~~/she/~~they~~ executed the same in ~~his~~/her/~~their~~ authorized capacity/~~ies~~ and that by ~~his~~/her/~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State of California that the foregoing paragraph is true and correct.
Witness my hand and official seal.





Document Description

This certificate is attached to page 2 of the Quit Claim Deed dated June 17, 2021, consisting of 2 pages.