

2021-011892

Klamath County, Oregon



00284993202100118920040042

08/04/2021 12:20:11 PM

Fee: \$97.00

Returned at Counter  
Stephanie Forrest

After recording, return to:

DANIEL A. OVED  
6761 FLAMINGO DR  
Bonanza, OR 97623

Until a change is requested,  
all tax statements should be sent to:

DANIEL A. OVED  
6761 FLAMINGO DR  
Bonanza, OR 97623

**QUITCLAIM DEED**

Under ORS 93.865

The grantor,

Jerome L. OVED and Mary Anne oved, as  
Trustees of the Oved Family Trust

for the true and actual consideration of \$50.00

fifty dollars and 00/100

RELEASES AND QUITCLAIMS to the grantee,

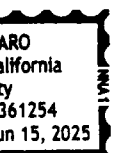
DANIEL A. OVED

all right, title, and interest in and to the following described real property:

Lot 9 and 10 in Block 39 of Klamath Falls Forest  
Estates Highway 66 Unit plat No. 2, according to the  
official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon

And commonly known as: 6761 Flamingo DR. Bonanza, OR 97623

Parcel ID: map number 3811-00800-00300  
account number 462314



This conveyance is made subject to:

Easements, restrictions, and rights of way appearing of record or enforceable in law and equity, and general property taxes for the year 2021 and thereafter.

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents this  
day of JULY 23<sup>rd</sup>, 2021.

Jerome L. Oved  
Signature

JEROME L. OVED  
Print Name

AS TRUSTEE OF THE OVED FAMILY  
Capacity TRUST

Mary Anne Oved  
Signature

Mary ANNE OVED  
Print Name

as Trustee of the Oved Family  
Capacity TRUST

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Capacity

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Capacity

*Construe all terms with the appropriate gender and quantity  
required by the sense of this deed.*

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, Notary Public in and for  
said state, personally appeared \_\_\_\_\_

\_\_\_\_\_,  
identified to be the person whose name is subscribed to the within instrument, and  
who acknowledged to me \_\_\_\_\_ freely executed the same.

Signature: \_\_\_\_\_

Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

*see attached  
Certificate*



**CALIFORNIA JURAT WITH AFFIANT STATEMENT**

GOVERNMENT CODE § 8202

- ☐ See Attached Document (Notary to cross out lines 1–6 below)  
☐ See Statement Below (Lines 1–6 to be completed only by document signer[s], not Notary)

1  
2  
3  
4  
5  
6

\_\_\_\_\_  
*Signature of Document Signer No. 1*

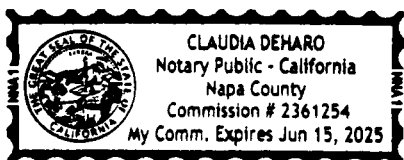
\_\_\_\_\_  
*Signature of Document Signer No. 2 (if any)*

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 Napa

Subscribed and sworn to (or affirmed) before me

on this 23rd day of July, 20 21  
by Date Month Year(1) Jerome Leslie Oved(and (2) Mary Anne Oved),  
*Name(s) of Signer(s)*proved to me on the basis of satisfactory evidence to  
be the person(s) who appeared before me.Signature \_\_\_\_\_  
*Signature of Notary Public*

Place Notary Seal and/or Stamp Above

**OPTIONAL**

*Completing this information can deter alteration of the document or  
fraudulent reattachment of this form to an unintended document.*

**Description of Attached Document**Title or Type of Document: Quitclaim DeedDocument Date: July 23, 2021 Number of Pages: ThreeSigner(s) Other Than Named Above: no other signers