

2021-014189

Klamath County, Oregon

09/17/2021 10:05:02 AM

Fee: \$97.00

~~AFTER RECORDING RETURN TO:~~  
SILK ABSTRACT COMPANY  
300 Centerville Road, Suite 304  
Warwick, RI 02886  
File No. R-196416-WCM

MAIL TAX STATEMENTS TO:  
**TONY J. HALOUSEK and CRYSTAL C. HALOUSEK**  
21633 N Malin Road  
Malin, OR 97632

Record and Return to:  
Fidelity National Title Group  
6500 Pinecrest Drive, Suite 600  
Plano, TX 75024

Tax ID No.: 109457

*R-196416-WCM*

**QUIT CLAIM DEED**

THIS DEED made and entered into on this 13 day of Sept, 2021, by and between **TONY J. HALOUSEK**, a mailing address of 21633 N Malin Road, Malin, OR 97632, hereinafter referred to as Grantor(s) and **TONY J. HALOUSEK and CRYSTAL C. HALOUSEK, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY**, a mailing address of 21633 N Malin Road, Malin, OR 97632, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s) do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Klamath County, Oregon:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Commonly known as: 21633 N Malin Road, Malin, OR 97632

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS (CHECK ONE):

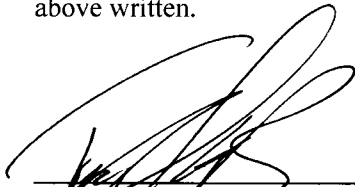
☒ \$ 0.00  
☐ For Valuable Consideration  
☐ Love & Affection  
☐ Gift  
☐ To Change Vesting. See ORS 93.030.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON(S) TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE RIGHTS, IF ANY, OF THE PERSON(S) 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(S) 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.

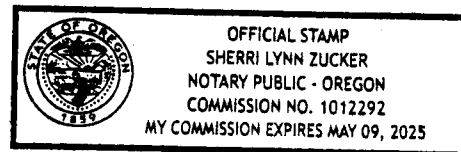
IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

  
\_\_\_\_\_  
TONY J. HALOUSEK

STATE OF Oregon  
COUNTY OF Klamath

The foregoing instrument was acknowledged before me on this 13 day of Sept, 2021 by TONY J. HALOUSEK.

  
\_\_\_\_\_  
Notary Public  
Notary Public for State of Oregon  
My Commission Expires may 9 2025



No title exam performed by the preparer. Legal description and party's names provided by the party.

### **Exhibit A**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF KLAMATH, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS:

A PARCEL OF LAND SITUATE IN THE SW1/4 OF THE NE1/4 OF SECTION 10, TOWNSHIP 41 SOUTH RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THE SW1/4 NE1/4 OF SECTION 10, TOWNSHIP 41 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON; THENCE WEST ALONG THE SOUTH LINE OF THE SW1/4 NE1/4 OF SAID SECTION 10, A DISTANCE 586 FEET, MORE OR LESS, TO THE SOUTHERLY BOUNDARY LINE OF THE LOW LINE CANAL OF THE MALIN IRRIGATION DISTRICT, AS NOW CONSTRUCTED ACROSS SAID SW1/4 NE1/4 THENCE NORTHWESTERLY ALONG SAID BOUNDARY LINE OF THE CANAL TO ITS INTERSECTION WITH THE WEST LINE OF SAID SW1/4 NE1/4 OF SAID SECTION; THENCE NORTH ALONG SAID WEST LINE A DISTANCE 232 FEET; MORE OR LESS, TO THE NORTH LINE OF THE S1/2 SW1/4 NE1/4 OF SAID SECTION 10, THENCE EAST ALONG THE NORTH LINE OF SAID S1/2 SW1/4 NE1/4 TO THE EAST LINE OF THE SW1/4 NE1/4 OF SAID SECTION 10; THENCE SOUTH ALONG SAID EAST LINE TO THE POINT OF BEGINNING.

A PARCEL OF LAND SITUATED IN THE SW1/4 NE1/4 OF SECTION 10, TOWNSHIP 41 SOUTH RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE C-S-N 1/64TH CORNER OF SAID SECTION 10, FROM WHICH THE 1/4 CORNER COMMON TO SECTION 3, TOWNSHIP 41 SOUTH RANGE 12 EAST OF THE WILLAMETTE MERIDIAN AND SAID SECTION 10 BEARS N00°24'32" EAST, 1997.82 FEET; THENCE N00°24'32" EAST, ALONG THE N-S CENTER SECTION LINE OF SAID SECTION 10, 35.40 FEET; THENCE, LEAVING THE SAID N-S CENTER SECTION LINE, S89°08'06" EAST 255.50 FEET; THENCE S02°15'31" W 33.75 FEET; THENCE N89°30'31"W 254.40 FEET TO THE POINT OF BEGINNING.

THE LAND DESCRIBED ABOVE SHALL BE COMBINED WITH THE LAND DESCRIBED IN DEED VOLUME 2010-010136, DEED RECORDS OF KLAMATH COUNTY, OREGON. THIS CONVEYANCE IS PURSUANT TO "PROPERTY LINE ADJUSTMENT 2-12" AS FILED IN THE KLAMATH COUNTY SURVEYOR'S OFFICE AS SURVEY NO. 7961 AND DOES NOT CREATE A SEPARATE PARCEL OF LAND.

Parcel ID:109457

Commonly known as 21633 N Malin Rd, Malin, OR 97632

However, by showing this address no additional coverage is provided