

2021-015229

Klamath County, Oregon



00288791202100152290040048

10/08/2021 02:44:07 PM

Fee: \$97.00

Prepared By:
Wayne Brusseau

TAXES
After Recording Return To:
JAKE MAGRO
20320 UNION ST
WILDOMAR, CALIFORNIA
92595

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On October 08, 2021 THE GRANTOR(S),

- Wayne Brusseau, a single person

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- JM MAGRO
Jake ~~Brusseau~~, a single person, residing at 20320 Union St., Wildomar,
County, California 92595

the following described real estate, situated in an unincorporated area in the County of
KIAMATH, State of Oregon


Legal Description: See attached *Exhibit A*

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: 3511-015c0-04500-000 Block 3 Lot 16



Mail Tax Statements To:

 Jake ~~Anderson~~ MAGRO
20320 Union St.
Wildomar, California 92595

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS 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.

[SIGNATURE PAGE FOLLOWS]

EXHIBIT A: LEGAL DESCRIPTION OF PROPERTY

Lot 16 Block 3 Oregon Pines
According to the official Plat thereof on
file in the office of County Clerk of Harney
County, Oregon.

Grantor Signatures:

DATED: 10-8-2021

Wayne Brusseau

Wayne Brusseau

30733 STATE ROUTE 20

SEDRO WOOLLEY, Washington, 98284

STATE OF OREGON, COUNTY OF KLAMATH FALL, ss:

This instrument was acknowledged before me on this 8th day of October,
2021 by Wayne Brusseau.



Lisa M. Kessler
Notary Public

Notary Public
Title (and Rank)

My commission expires 12/19/2022

