

Notes low
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2021-016632
Klamath County, Oregon



11/03/2021 02:43:52 PM

Fee: \$82.00

After Recording, Return To:

Joyce M. Ramoss
PO Box 308
Chiloquin, OR 97624

Mail Tax Statements To:

Joyce M. Ramoss
PO Box 308
Chiloquin, OR 97624

QUITCLAIM DEED

(ORS §93.110)

JOYCE M. RAMOSS, the GRANTOR, HEREBY RELEASES AND QUITCLAIMS TO JOYCE M. RAMOSS, TERI M. HARVEY and THOMAS J. RAMOSS V, not as tenants in common, but as joint tenants with right of survivorship, the GRANTEEES, assigns THE FOLLOWING described real property located in the County of Klamath, State of **Oregon**:

Those portions of the NW 1/4 SW 1/4, N 1/2 N 1/2 SE 1/4 SW 1/4, N 1/2, N 1/2 SW 1/4 SE 1/4, and the NW 1/4 SE 1/4 lying Westerly of the Westerly right of way of Highway 62 and Easterly of the Easterly right of way of the old Dalles-California Highway, all being in Section 31, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM:

A tract of land situated in the SE 1/4 of Section 31, T34S, R7EWM, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the North line of "Tract 1287 - AGENCY LAKE RANCHES", a duly recorded Subdivision, from which the Northwest corner Lot 9 bears S89° 57' 34"W 45.80 feet; thence N03° 30' 35" E 504.23 feet, more or less to a point on the Southwesterly right of way line of State Highway 62; thence Southeasterly along said right of way 560 feet, more or less, to the Northeast corner of said Lot 9; thence S89° 57' 34"W 276.72 feet, more or less, to the point of beginning, with bearings based on the plat of said "Tract 1287 - AGENCY LAKE RANCHES".

The true consideration for this conveyance is \$0 ("None").

This deed being recorded to correct and replace the Deed recorded October 15, 2021, in instrument No. 2121-015627, Klamath County records, to correct grantee name.

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.

Dated this 3 day of Nov., 2021.

Joyce M. Ramoss
JOYCE M. RAMOSS

STATE OF OREGON)
) ss.
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me on this November 3, 2021, by JOYCE M. RAMOSS.

Liberty Husser
NOTARY PUBLIC

My commission expires: June 30, 2025

