

2022-001125

Klamath County, Oregon

01/28/2022 08:49:01 AM

Fee: \$87.00

RECORDATION REREQUESTED BY/RETURN TO:

FIDELITY NATIONAL TITLE COMPANY
10200 SW GREENBURG ROAD, SUITE 110
PORTLAND, OR 97223

45142133221-10

SEND TAX NOTICES TO:

JANE RODRIGUEZ AND SERGIO RODRIGUEZ, JR.
4458 MEMORIE LANE
KLAMATH FALLS, OR 97603

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 24 day of JANUARY 2022, by first party JANE RODRIGUEZ F/K/A JANE JONES, to second party, JANE RODRIGUEZ AND SERGIO RODRIGUEZ, JR., AS TENANTS BY THE ENTIRETY.

WITNESSETH, That the said first party, for good consideration in the amount of \$1.00 paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise and quitclaim unto the said second party forever, all the right, title interest and claim which the said first party has in and to the following described parcel of land, and improvements and, appurtenances thereto in the City of KLAMATH FALLS, County of KLAMATH, State of Oregon, to wit:


THE SOUTHEASTERLY 36.7 FEET OF LOT 3 AND THE NORTHWESTERLY 38.3 FEET OF LOT 4, BLOCK 4, FIRST ADDITION TO TONATEE HOMES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

APN: R554885

Property Address: 4458 MEMORIE LANE, KLAMATH FALLS, OR 97603

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.

IN WITNESS WHEREOF, The said first party has signed and sealed there presents the day and year first above written.


JANE RODRIGUEZ F/K/A
JANE JONES

STATE OF OREGON)
)
COUNTY OF Umatilla)

I, Elvina May Sanches hereby certify that **JANE RODRIGUEZ F/K/A JANE JONES**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date. Given under my hand this 24 day of January, A.D., 2022.

(Seal)


Notary Public
My Commission Expires: 8/8/22

THIS INSTRUMENT PREPARED BY:
BC LAW FIRM, P.A.
10 SE CENTRAL PKWY STE 325
STUART, FL 34994

