

BLK

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MEANS

2022-008118  
Klamath County, Oregon

00302543202200081180010010

Fee: \$82.00

07/01/2022 11:36:36 AM

SPACE RESERVED  
FOR  
RECORDING USEMARY Lou Cleary  
49 El Dorado Drive  
Cotopaxi, Colorado 81223  
Grantor's Name and AddressChristopher Cleary  
14955 Sparrow Dr.  
Bonanza, Oregon 97623  
Grantee's Name and Address

After recording, return to (Name and Address)

Until requested otherwise, send all tax statements to (Name and Address):

Christopher Cleary  
P.O. Box 519  
Bonanza, Oregon 97623

## QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Mary Lou Cleary

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto

Christopher Clearyhereinafter called grantee, and unto grantee's heirs, successors and assigns, all of the grantor's right, title and interest in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows (legal description of property):Lot 12 - Block 11, Klamath Falls Forest Estates, City of  
Bonanza, State of Oregon

14955 Sparrow Drive, Bonanza, Oregon 97623

Hwy. 66 Plat 1

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols " ", if not applicable, should be deleted. See ORS 92.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on June 21, 2022 : any signature on behalf of a business or other entity is made with the authority of that entity.

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.

STATE OF ~~OREGON~~ <sup>Colorado</sup>, County of FremontThis instrument was acknowledged before me on June 21, 2022  
by Mary Lou ClearyThis instrument was acknowledged before me on June 21, 2022  
by Mary Lou Clearyas  
ofACACIA WELLENSTEIN  
NOTARY PUBLIC - STATE OF COLORADO  
NOTARY ID 20194038653  
MY COMMISSION EXPIRES OCT 9, 2023Notary Public for Colorado  
My commission expires 10/9/2023