

**2022-013222**

**Klamath County, Oregon**

**After Recording, Return To:**

Jesse Landeros and Veronica Landeros, as co-Trustees  
11795 Overland Drive  
Fontana, CA 92337



00308513202200132220030030

11/10/2022 11:25:42 AM

Fee: \$92.00

**Mail Tax Statements To:**

Jesse Landeros and Veronica Landeros, as co-Trustees  
11795 Overland Drive  
Fontana, CA 92337

## **QUITCLAIM DEED**

(ORS §93.110)

JESSE LANDEROS and VERONICA LANDEROS, husband and wife, the GRANTORS,

Whose mailing address is 11795 Overland Drive, Fontana, CA 92337;

HEREBY RELEASE AND QUITCLAIM TO

JESSE LANDEROS and VERONICA LANDEROS, as co-Trustees of THE LANDEROS FAMILY LIVING TRUST, U/A dated 10-27, 2022, the GRANTEE,

Whose mailing address is 11795 Overland Drive, Fontana, CA 92337;

and to Grantee's successors and assigns, all of THE FOLLOWING described real property located in the County of Klamath, State of **Oregon**:


SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

More commonly known as \_\_\_\_\_.

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

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.


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.

  
JESSE LANDEROS

  
VERONICA LANDEROS

The foregoing instrument was acknowledged before me on this 10-27, 2022, by JESSE LANDEROS and VERONICA LANDEROS.

My commission expires: 3/13/2025

  
NOTARY PUBLIC Carmen Herrera



## **EXHIBIT A**

**Fourth Addition to Nimrod River Park, Block 45, Lots 14 & 15**

**MapTax Lots: R-3611-006D0-00500-000 & R-3611-006D0-00400-000**

and more commonly known as

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TAX PARCEL NUMBER: R344586