

2023-000289

Klamath County, Oregon



00310602202300002890020024

01/13/2023 10:16:04 AM

Fee: \$87.00

After Recording, Return To:

Leonard P. Gianni and Mary E. Gianni, as Trustees
380 Via Palo Linda
Fairfield, CA 94534

Mail Tax Statements To:

Leonard P. Gianni and Mary E. Gianni, as Trustees
380 Via Palo Linda
Fairfield, CA 94534

QUITCLAIM DEED

(ORS §93.110)

LEONARD P. GIANNO and MARY E. GIANNO, husband and wife as joint tenants, the GRANTORS,
Whose mailing address is 380 Via Palo Linda, Fairfield, CA 94534;

HEREBY RELEASE AND QUITCLAIM TO

LEONARD P. GIANNO and MARY E. GIANNO, as Trustees of THE LEONARD P. GIANNO AND
MARY E. GIANNO FAMILY TRUST, dated October 17, 2003, the GRANTEE,

Whose mailing address is 380 Via Palo Linda, Fairfield, CA 94534;

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

Lot 830, Tract 1404, Replat of Lots 792-795 and 818-820 of Running Y Resort Phase 10,
Tract 1294, according to the official Plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

More commonly known as 4634 Cooper's Hawk Road, Klamath Falls, OR 97601

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.

Dated this 6th day of JANUARY, 2023.

Leonard P. Gianni
LEONARD P. GIANNO

Mary E. Gianni
MARY E. GIANNO

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

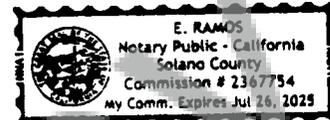
STATE OF CALIFORNIA
COUNTY OF SOLANO

On JANUARY 6th, 2023 before me, E. RAMOS, a Notary Public, personally appeared LEONARD P. GIANNO and MARY E. GIANNO, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

E. Ramos
Notary Public Signature



Notary Public Seal