

2023-001285

Klamath County, Oregon



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02/23/2023 12:58:27 PM

Fee: \$92.00

This Document Was Prepared

Luke E. Robison

PO Box 109

Merrill, OR 97633

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Luke E. Robison

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Merrill, OR 97633

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OREGON QUIT CLAIM DEED

This QUIT CLAIM DEED, made this 18th day of January, 2024, by Luke E. Robison whose address is 12091 Falvey Rd, Merrill, OR 97633 and Angela M. Robison who acquired title as Angela M Beyerlin whose address is 125 Jefferson St, Merrill, OR 97633 hereinafter called the "Grantor(s)", to Luke E. Robison, whose address is PO Box 109, Merrill, OR 97633 hereinafter called the "Grantee(s)";

Witnesseth: That the Grantor, for and in consideration of the sum of \$0 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, and quitclaims unto the Grantee(s), all that certain land situated in Klamath County, Oregon, described as follows (enter legal description of property):

SEE EXHIBIT "A"

Also known as street name and number: 12091 Falvey Rd, Merrill, OR 97633
Map/Tax Lot # 4110-00400-00902



BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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."

[Signature]
Grantor
Luke E. Robison
Printed Name
PO Box 109, Merrill, OR 97633
Address (City, State, and ZIP)
530-640-0412
Phone Number

[Signature]
Grantor
Angela M. Robison
Printed Name
PO Box 877, Merrill, OR 97633
Address (City, State, and ZIP)
541-281-2328
Phone Number

STATE OF OREGON)
COUNTY OF KLAMATH) ss:

The foregoing instrument was acknowledged before me, Melody Smith, a notary public in and for the state of Oregon by Luke Elliot Robison on the 23rd day of January, 2023 Angela Marie Robison

[Signature]
NOTARY PUBLIC

[NOTARY SEAL]

My commission expires June 25th 2024

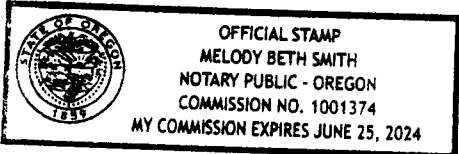


EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 2 of Land Partition 36-05, said land partition being a replat of Parcel 3 of Minor Land partition 80-59, said land partition being situated in the E1/2 NE1/4 and the E1/2 NE1/4 SE1/4 of Section 4, township 41 south, range 10 East of the Willamette meridian, Klamath County, Oregon.

TOGETHER WITH an easement for access as granted by instrument dated September 25, 2005 recorded October 17, 2005 in Volume M05, page 66676, Microfilm Records of Klamath County, Oregon.

AND TOGETHER WITH an easement for ingress and egress as granted by instrument dated September 25, 2005 recorded October 17, 2005, in volume M05, page 66676, Microfilm Records of Klamath county, Oregon, said second easement being described in instrument recorded July 27, 1987, in volume M87, page 13388, Microfilm Records of Klamath county, Oregon.

AND TOGETHER WITH an easement for ingress and egress as created by instrument dated March 14, 1978, recorded March 14, 1978, in Volume M78, page 04817, Microfilm Records of Klamath County, Oregon