

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



2023-002191
Klamath County, Oregon



00313020202300021910020028

03/30/2023 12:05:57 PM Fee: \$87.00

SPACE RESERVED
FOR
RECORDER'S USE

Returned at Counter

Aaron D Gates
551 Regency Dr
Klamath Falls, OR 97603
Grantor's Name and Address
Catherine Beaman
5418 Benchwood Ave
Klamath Falls, OR 97603
Grantee's Name and Address
After recording, return to (Name and Address):
Catherine Beaman
5418 Benchwood Ave
Klamath Falls, OR 97603
Until requested otherwise, send all tax statements to (Name and Address):
Catherine Beaman
5418 Benchwood Ave
Klamath Falls, OR 97603

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Aaron D Gates & Catherine Beaman Gates
AKA Catherine Beaman Gates
hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto
Catherine Beaman
hereinafter 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 1, Tract No 1441, Sky Ridge Estates, Phase 1, according to the official plat
thereof on file in the office of the county clerk of Klamath County, Oregon

(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 \$ 0. 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 1, if not applicable, should be deleted. See ORS 93.030.)
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 March 28, 2023; 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 DETER-
MINE 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.

Catherine Beaman
[Signature] 3/28/23

STATE OF OREGON, County of Klamath, ss.
This instrument was acknowledged before me on March 28, 2023
by Catherine Beaman
This instrument was acknowledged before me on _____
by _____
as _____
of _____



Jacquelyn Marie Paulson
Notary Public for Oregon
My commission expires March 23, 2026



Acknowledgment in an Individual Capacity

State of OREGON

County of Klamath

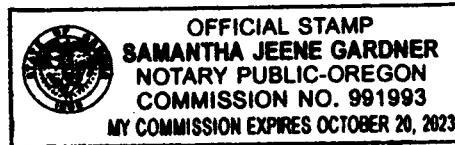
This record was acknowledged before me on (date) March 29, 2023 by

(name(s)) of individual(s) Aaron D. Oates.

Samantha J. Gardner

Notary Public - State of Oregon

Official Stamp



Document Description

This certificate is attached to page 1 of a Quitclaim Deed (title or type of document), dated March 28, 2023, consisting of 1 pages.

