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2023-003579

Klamath County, Oregon



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05/10/2023 01:45:24 PM

Fee: \$92.00

This Document Was Prepared by:

After Recording Please Return to: \$ tax statements

Milton^W Carlin

5531 Blue Heron Dr.

Bonanza, OR 97623

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OREGON QUIT CLAIM DEED

This QUIT CLAIM DEED, made this 10 day of May, 2023, by _____

Milton W. Carlin whose address is 5531

Blue Heron Dr, Bonanza, hereinafter called the "Grantor(s)", to Milton W. Carlin
OR 97623

_____, whose address is 5531 Blue Heron
Dr, Bonanza, OR 97623 hereinafter called the "Grantee(s)": Milton Carlin and
Sheena Carlin*

Witnesseth: That the Grantor, for and in consideration of the sum of one Dollar
(\$ 1.00) 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):

Lot 10, Block 50, Klamath Falls Forest Estates, Highway 66
Unit, Plat No. 2, according to the official plat thereof on
file in the office of the County Clerk, Klamath County,
Oregon.

Also known as street name and number: 5531 Blue Heron Dr, Bonanza, OR
97623

 *with rights of survivorship.

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."

Milton W. Carlin
Grantor

Milton W. Carlin
Printed Name

5531 Blue Heron Dr.
Bonanza, OR 97023

Address (City, State, and ZIP)

928-377-2205

Phone Number

Milton Carlin and/or Sheena Carlin
Grantor Grantee(s)

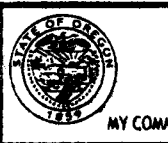
Milton Carlin and/or Sheena Carlin
Printed Name

5531 Blue Heron Dr.
Bonanza, OR 97023

Address (City, State, and ZIP)

928-377-2205 and/or 951-756-6225

Phone Number



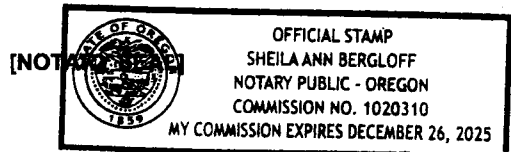
STATE OF OREGON)

COUNTY OF Klamath) ss:

The foregoing instrument was acknowledged before me, Sheila Ann Bergloff, a notary public in and for the state of Oregon by Milton Carlin on the 10th day of May, 2023.

Sheila Ann Bergloff
NOTARY PUBLIC

My commission expires December 26, 2025



INDIVIDUAL ACKNOWLEDGMENT

State/Commonwealth of Oregon
County of Klamath } ss.

On this the 10th day of May, 2023, before me,
Day Month Year

Sheila Ann Bergloff, the undersigned Notary Public,
Name of Notary Public

personally appeared Sheena Carlin,
Name(s) of Signer(s)

☐ personally known to me – **OR** –

☒ 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 for the purposes
therein stated.

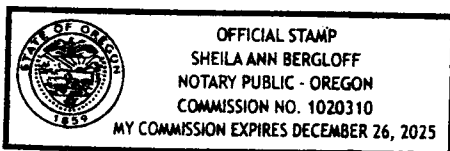
WITNESS my hand and official seal.

Sheila Ann Bergloff
Signature of Notary Public

Exp. December 26, 2025

Any Other Required Information
(Printed Name of Notary, Expiration Date, etc.)

OFFICIAL STAMP
SHEILA ANN BERGLOFF
NOTARY PUBLIC - OREGON
COMMISSION NO. 1020310
COMMISSION EXPIRES DECEMBER 26, 2025



Place Notary Seal/Stamp Above

OPTIONAL

*This section is required for notarizations performed in Arizona but is optional in other states.
Completing this information can deter alteration of the document or fraudulent reattachment
of this form to an unintended document.*

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____