

2023-005570

Klamath County, Oregon



00316966202300055700030036

07/06/2023 02:51:55 PM

Fee: \$92.00

Prepared By:

Kelli Carpenter

P.O. box 4

Bonanza, OR 97623

Send tax statements to
above address

After Recording Return To:

P.O. Box 4

Bonanza, Oregon 97623

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On July 06, 2023 THE GRANTOR(S),
Brenda L. West who acquired title as
- Brenda L. Brown, a single person

for and in consideration of: \$12,500.00 and/or other good and valuable consideration conveys,
releases and quitclaims to the GRANTEE(S):

- Douglas M. Carpenter and Kelli D. Carpenter, a married couple, residing at 6111
Flamingo Dr., Bonanza, OR County, Oregon 97623

the following described real estate, situated in Bonanza, in the County of Klamath, State of Oregon

Legal Description:

Lot39,Block 41, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO.
2

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in
and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs
and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns
shall have, claim or demand any right or title to the property, premises, or appurtenances, or any
part thereof.

Returned at Counter

Tax Parcel Number: 470635

Mail Tax Statements To:
Douglas and Kelli Carpenter
P.O. Box 4
Bonanza, Oregon 97623

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS 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 PAGE FOLLOWS]

Grantor Signatures:

DATED: July 06, 2023

Brenda L. Brown Brenda L. West

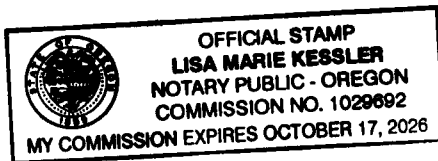
Brenda L. Brown

38800 Chiloquin Ridge Rd. Unit 3

Chiloquin, Oregon, 97624

STATE OF OREGON, COUNTY OF KLAMATH, ss:

This instrument was acknowledged before me on this 6th day of July,
2023 by Brenda L. Brown. Brenda L. West.



Lisa M. Kessler.
Notary Public

Notary Republic.
Title (and Rank)

My commission expires 10/17/2026