

2023-006500

Klamath County, Oregon



00318083202300065000020029

08/01/2023 01:17:54 PM

Fee: \$87.00

After Recording Return to:

Dennis Dunlea

PO BOX 73

Malin, OR

97632

Until a change is requested, please forward all tax statements to:

Dennis Dunlea

PO BOX 73

Malin, OR

97632

Tax Assessor's Account No. R 109876 016 and R 109607 016

## QUITCLAIM DEED

(Individual to Individual)

Grantor J. Dennis Dunlea *JD*, does hereby remise, release, and forever quitclaim unto Jana Dunlea, Grantee, the following lands and property, together with all improvements located thereon, lying in the County of Klamath, State of Oregon, to-wit:

☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full

☒ Legal Description:

### Parcel 1

The SE ¼ of the SE ¼ of Section 11, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon

### Parcel 2

That portion of the NE ¼ of the NE ¼ of Section 14, Township 41 South, Range 12 East of the Willamette Meridian, in Klamath County, Oregon, lying northerly of the Malin Irrigation Canal

Street Address of Real Property: 22560 Lowder Rd Malin OR

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

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. 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.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

Taxes for tax year 2023 shall be ☐ prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or ☒ paid by Grantee, or ☐ paid by Grantor.

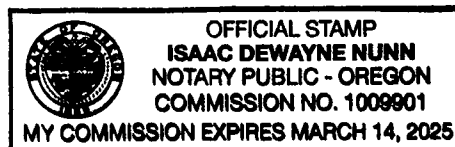
IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed on this the 10<sup>th</sup> day of Feb, 2023.

Dennis J. Dunlea  
Signature  
Dennis J. Dunlea  
Type or Print Name

State of OREGON  
County of Klamath

This record was acknowledged before me on Feb 10<sup>th</sup>, 2023 by Dennis J. Dunlea (name of person acknowledged).

Isaac Dewayne Nunn  
Notary Public – State of Oregon



Grantor (name, address and telephone)

Dennis Dunlea  
PO BOX 73  
Malin, OR 97632  
541-891-8092

Grantee (name, address and telephone)

Jana Dunlea  
PO BOX 73  
Malin, OR 97632  
541-891-7981