

LA

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



2024-000607

Klamath County, Oregon



00324337202400006070030036

01/24/2024 11:37:35 AM

Fee: \$92.00

After recording, return to (Name and Address):

Carmen Babcock
 226 N. 3rd St.
 Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to
 (Name and Address):

Carmen Babcock
 226 N. 3rd St.
 Klamath Falls, OR 97601

[SPACE RESERVED FOR RECORDER'S USE]

QUITCLAIM DEED

Carmen Babcock

("grantor"),

for the consideration stated below, does hereby remise, release and forever quitclaim to

Carmen Babcock and Amanda J. Babcock with rights of survivorship

("grantee"), and to grantee's heirs, successors and assigns, all of

that certain real property, with all rights and interests belonging or relating thereto, situated in Klamath County,
 Oregon, legally described (check one):

- ☒ as set forth on the attached Exhibit A, and incorporated by this reference.
☐ as follows:

See Exhibit A.

To have as grantee's own and to hold for grantee's heirs, successors and assigns forever.

The true and actual consideration paid by grantee to grantor for this transfer is (check one or both; see ORS 93.030):

☒ \$0☐ other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration.

PUBLISHER'S NOTE: If using this form to convey real property subject to ORS 92.027, include the required reference.

S-N Form No. 721 - Quitclaim Deed - Page 1 of 2

Returned at Counter



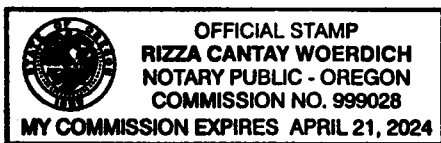
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

In construing this instrument, where the context so requires, the singular includes the plural, and the language will be read to apply equally to businesses, other entities and to individuals.

Grantor has executed this instrument on January 24, 2024; any signature on behalf of a business or other entity is made with the authority of that entity.

(Carmen) Babcock

STATE OF OREGON, County of KLAMATH
This record was acknowledged before me on 1/24/2024 ss.
by CARMEN BABCOCK
or This record was acknowledged before me on _____
by _____
as (corporate title) _____
of (company name) _____



Rizza Woerdich
Notary Public for Oregon
My commission expires 04/21/2024

EXHIBIT "A"

The Southeasterly 60 feet of Lot 8, Block 6, Original Town of Klamath Falls, in the County of Klamath, State of Oregon, being further described as follows:

Beginning on the Westerly line of Third Street at the most Easterly corner of said Lot 8; thence Northwesterly along the said line of Third Street 60 feet; thence Southwesterly and at right angles to Third Street 66.25 feet, more or less to the Westerly line of said Lot 8; thence Southeasterly along said line 60 feet to the most Southerly corner of said Lot 8; thence Easterly along the Southeasterly line of said Lot 66.25 feet to the place of beginning, the dimensions being according to the supplemental plat of Linkville, now City of Klamath Falls, Oregon.