

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:
Todd B. Maddox, Attorney
172 Black Oak Drive
Medford, OR 97504



03/27/2024 01:31:27 PM

Fee: \$82.00

SEND TAX STATEMENTS TO:
Corrine Maddox
Benjamin Maddox
Emily Maddox
c/o 120 Deborah Drive
Talent, OR 97540

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that **COLLEEN MADDOX, Grantor**, releases and quitclaims to **CORRINE MADDOX, Grantee**, all right, title and interest in and to the following described real property situated in Klamath County, Oregon:

Lots 16 and 17, HARRIMAN PARK, in the County of Klamath, State of Oregon

Code 8, Map 3606-3AB, TL 500 and Code 78, Map 3606-3AB, TL 600

There is no monetary consideration for this transfer. Prior to his death on February 12, 2024, Mark C. Maddox was the owner of record of this property. He conveyed this property to his three children by Transfer on Death Deed, which is of record. This Quitclaim Deed is meant to correct the effect of the inadvertent naming of one of his children as Colleen in the Transfer on Death Deed. Grantor Colleen Maddox is the ex-wife of Mark C. Maddox and the mother of his children. Grantee Corrine Maddox is a child of Mark C. Maddox.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated: Feb. 29, 2024


Colleen Maddox

STATE OF OREGON)
) ss
County of Jackson)

On the 29th day of February, 2024, personally appeared before me Colleen Maddox and acknowledged the foregoing instrument to be her voluntary act and deed.


NOTARY PUBLIC FOR OREGON

My commission expires: June 22, 2027

OFFICIAL STAMP
ISA ELIE VEGA
NOTARY PUBLIC - OREGON
COMMISSION NO. 1038138
MY COMMISSION EXPIRES JUNE 22, 2027

