

2024-005563

Klamath County, Oregon



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07/01/2024 04:10:39 PM

Fee: \$102.00

*this space reserved for use by
Recording Office*

RECORDING COVER SHEET (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

After recording return to:

ORS 205.234(1)(c)

Elizabeth Jane Hollingsworth

5075 N. Monte Cristo Way

Las Vegas, Nevada 89149

1. Title(s) of the transaction(s)

ORS 205.234(1)(a)

QUITCLAIM DEED

2. Direct party(ies) / grantor(s)

Name(s)

ORS 205.234(1)(b)

Mary C. Cowart

5075 N. Monte Cristo Way

Las Vegas, Nevada 89149

3. Indirect party(ies) / grantee(s)

Name(s)

ORS 205.234(1)(b)

Elizabeth Jane Hollingsworth

5075 N. Monte Cristo Way

Las Vegas, Nevada 89149

4. True and actual consideration:

ORS 205.234(1) Amount in dollars or other

\$ 10.00

Other: _____

5. Send tax statements to:

ORS 205.234(1)(e)

Elizabeth Jane Hollingsworth

5075 N. Monte Cristo Way

Las Vegas, Nevada 89149

6. Satisfaction of lien, order, or warrant:

ORS 205.234(1)(f)



FULL



PARTIAL

7. The amount of the monetary obligation imposed by the lien, order, or warrant:

ORS 205.234(1)(f)

\$ 0.00

8. Previously recorded document reference:**9. If this instrument is being re-recorded complete the following statement:**

ORS 205.244(2)

"Rerecorded at the request of _____

to correct _____

previously recorded in book _____ and page _____, or as fee number _____."

This instrument was prepared by:

Elizabeth Jane Hollingsworth

Once recorded, return to:

Elizabeth Jane Hollingsworth

5075 N. Monte Cristo Way

Las Vegas, Nevada 89129

This Space for Recorder's Use Only

Oregon Quitclaim Deed

State of Oregon, County of KLAMATH

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of

TEN DOLLARS

US Dollars (\$ 10.00

) in hand, paid to

MARY C. COWART

, with an address of

5075 N. Monte Cristo Way, Las Vegas, Nevada 89129

(the "Grantor" or "Grantors"), does/do hereby remise, release, and forever quit claim to

Elizabeth Jane Hollingsworth

, with an address of

5075 N. Monte Cristo Way, Las Vegas, Nevada 89149

(the "Grantee" or Grantees") all the rights, title, interest, and claim in or to the following described real estate, situated in KLAMATH County, Oregon, to wit:

A complete legal description of the real property being conveyed by this instrument is attached hereto on page 4 as EXHIBIT A.

Tax Parcel ID Number R-3611-010B0-01800-000

The property identified herein ☐ is -OR- ☒ is not registered as the homestead of the Grantor(s).

Until amended, tax information shall be sent to:

Name: Elizabeth Jane Hollingsworth

Address: 5075 N. Monte Cristo Way, Las Vegas, Nevada 89149

TO HAVE AND TO HOLD, all and singular the described property, together with the tenements, hereditaments, and appurtenances belonging, or in anywise appertaining thereto, unto the Grantee(s), and their heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor(s) has/have duly executed this Quitclaim Deed as of the date hereinafter.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Grantor Signature: Mary C. Cowart Date: August 1, 2023
Printed Name: MARY G. COWART

Grantor Signature: _____ Date: _____
Printed Name: _____

NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Nevada)
County of Clark)

On August 1, 2023 before me, Avdrianna Click,
personally appeared MARY C. COWART,
who 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 in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the state of Nevada that the foregoing paragraph
is true and correct.

WITNESS my hand and official seal.

Signature

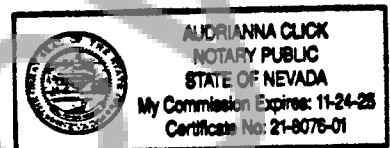


Printed Name

Avdrianna Click

My Commission Expires

11/24/2025



(Seal)

EXHIBIT A

Legal description of the real property being conveyed by this instrument.

TAX ACCOUNT NUMBER R-3611-010B0-01800-000 Key No. 350426

FURTHER DESCRIBED AS: NIMROD RIVER PARK 2ND ADDITION, BLOCK 9, LOT 22 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Unofficial
Copy