

2024-008452

Klamath County, Oregon

Returned at Counter

Landi Law LLC



00333971202400084520030031

09/27/2024 09:35:18 AM

Fee: \$92.00

AFTER RECORDING, RETURN TO:

Raven Schwarz
4647 Winter Ave Space 90
Klamath Falls, Oregon 97603

SEND TAX STATEMENTS TO:

Raven Schwarz
4647 Winter Ave Space 90
Klamath Falls, Oregon 97603

QUIT CLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that Raven Schwarz hereafter called Grantor, for the consideration hereafter stated, do hereby remise, release, and quit claim unto Matthew W. Foley, Jr., hereafter called Grantee, and unto Grantee's heirs, successors, and assigns all of the Grantor's right, title, and interest in that certain real property with the tenements, hereditaments, and appurtenances there unto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon: see attached Legal Descriptions, Exhibit "A".

The true and actual consideration paid for this transfer is a sum other than money. The actual consideration consists of other property or value given or promised which is the whole consideration.

ORS 93.040: 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 SECTION 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.

DATED this 6th day of September, 2024.


Raven Schwarz

STATE OF OREGON

)
) ss.
)

County of Klamath

This instrument was acknowledged before me on the 6th day of September, 2024
by Raven Schwarz.


Notary Public for Oregon
My Commission Expires: 2/11/2028

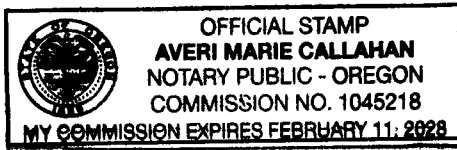


Exhibit A

4435 Altamont Drive, Klamath Falls, Klamath County, Oregon, more particularly described as follows:

Lot 9, CASITAS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

4503 Altamont Drive, Klamath Falls, Klamath County, Oregon, more particularly described as follows:

Lots 7 and 8, CASITAS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

4505 Altamont Drive, Klamath Falls, Klamath County, Oregon, more particularly described as follows:

Lot 6, CASITAS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon