

LA

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



2024-009284

Klamath County, Oregon



00334956202400092840020027

10/24/2024 12:22:29 PM

Fee: \$87.00

After recording, return to (Name and Address):

George Gouger
6632 Patterson St
Klamath Falls OR 97603

Returned at Counter

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

George Lee Gouger + Debra Beth Erickson
6632 Patterson St
Klamath Falls OR 97603

(SPACE RESERVED FOR RECORDER'S USE)

QUITCLAIM DEED

George Lee Gouger of 6632 Patterson St. Klamath Falls OR 97603

("grantor").

for the consideration stated below, does hereby remise, release and forever quitclaim to Debra Beth Erickson and George Lee Gouger of 6632 Patterson St Klamath Falls OR 97603

("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:

6632 Patterson Street Klamath Falls Oregon 97603.

TAX ID 583201

Property Description - 3907-02 486-02400

Code 190 PCL 401 acres 3.22

Tract 21 and the North 92 feet of tract 22 of Antony Gardens Tracto, according to the official there of file in the offices of the County clerk of Klamath Falls Oregon.

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.



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 October 24th, 2024 ; any signature on behalf of a business or other entity is made with the authority of that entity.

George L. Gouger
 GEORGE L. GOUGER

STATE OF OREGON, County of Klamath) ss.
 This record was acknowledged before me on October 24, 2024
 by George Gouger
 or This record was acknowledged before me on _____
 by _____
 as (corporate title) _____
 of (company name) _____



Grace Baldock
 Notary Public for Oregon
 My commission expires October 03, 2027