

2024-009758

Klamath County, Oregon



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11/07/2024 01:04:32 PM

Fee: \$102.00

RETURN BY MAIL [X] PICK-UP []:

TAX STATEMENTS:

CHARLENE FRIAS

310 LEOKI PLACE

MAKAWAO, HI. 96768

70789; Lot 17, Block 40, Tract 1184, Oregon Shores, Unit 2

QUITCLAIM DEED

THIS QUITCLAIM DEED, is made this 12th day of July, 2024 by
CHARLENE CAMBRA, now known as **CHARLENE FRIAS**, wife of Scott Lee Frias,
whose residence and post office address is 310 Leoki Place, Makawao, Hawai'i 96768,
RENEE CAMBRA, now known as **RENEE PERREIRA**, wife of Robert John Perreira, Jr.,
whose residence address is 2595 Pololei Place, Haiku, Hawai'i 96708; and **LAUREEN**
CAMBRA, nka **LAUREEN PERREIRA**, wife of Charles Howard Perreira, III, whose
residence and post office address is 176 Maha Road, Makawao, Hawai'i 96768;
hereinafter called "Grantors," and **CHARLENE FRIAS**, wife of Scott Lee Frias, whose
residence address is 310 Leoki Place, Makawao, Hawai'i 96768, hereinafter called the
"Grantee." Consideration of TEN DOLLARS (\$10.00) has been paid by the Grantee.

W I T N E S S E T H:

That for TEN DOLLARS and other valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, the Grantors do hereby release, remise, and quitclaim unto the Grantee and her heirs, personal representatives, successors and assigns:

All of that certain real property described in the attached Exhibit "A" hereto.

TOGETHER WITH all singular the improvements, tenements, rights, easements, privileges, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion, remainder, rents, issues and profits thereof.

The conveyance herein set forth and the warranties of the Grantors concerning the same are expressly declared to be in favor of the Grantee as Tenant in Severalty, and the Grantee's heirs, personal representatives, and assigns.

The terms "Grantor" and "Grantee," as and when used herein, or any pronouns used in place thereof, shall mean and include the masculine, feminine or neuter, the singular or plural number, individuals, partnerships, trustees or corporations and their and each of their respective successors, heirs, personal representatives, successors in trust and assigns, according to the context thereof. All covenants and obligations undertaken by two or more persons shall be deemed to be joint and several unless a contrary intention is clearly expressed elsewhere herein.

IN WITNESS WHEREOF, the Grantors and Grantee have executed these presents the day and year first above written.

Renee Perreira

RENEE CAMBRA, nka Renee Perreira

Laureen Perreira

LAUREEN CAMBRA, nka LAUREEN PERREIRA

Charlene Frias

CHARLENE CAMBRA, nka CHARLENE FRIAS

"GRANTORS"

Charlene Frias

CHARLENE CAMBRA, nka CHARLENE FRIAS

"GRANTEE"

STATE OF HAWAII)
)ss
COUNTY OF MAUI)

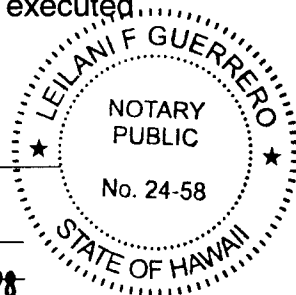
On this 12th day of July, 2024, before me, personally appeared **RENEE CAMBRA, nka RENEE PERREIRA**, to me known to be the person whose name is executed on the foregoing Quitclaim Deed, and who declared to me that she executed the same as her free act and deed as Grantor.

Leilani F Guerrero

Notary Public, State of Hawaii

Printed Name: Leilani F Guerrero

My commission expires: APR 07 2028



STATE OF HAWAII)
)ss
COUNTY OF MAUI)

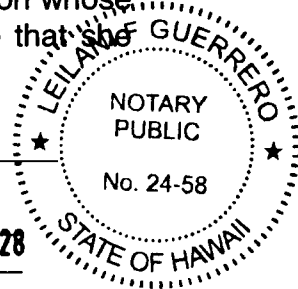
On this 12th day of July, 2024, before me, personally appeared **LAUREEN CAMBRA, nka LAUREEN PERREIRA**, to me known to be the person whose name is executed on the foregoing Quitclaim Deed, and who declared to me that she executed the same as her free act and deed as Grantor.



Notary Public, State of Hawaii

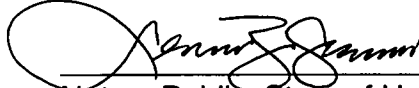
Printed Name: Leilani F. Guerrero

My commission expires: APR 07 2028



STATE OF HAWAII)
)ss
COUNTY OF MAUI)

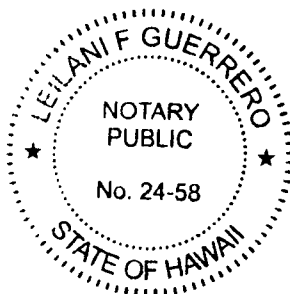
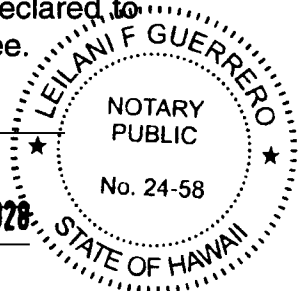
On this 12th day of July, 2024, before me, personally appeared **CHARLENE CAMBRA**, now known as **CHARLENE FRIAS**, to me known to be the person whose name is executed on the foregoing Quitclaim Deed, and who declared to me that she executed the same as her free act and deed as Grantor and Grantee.



Notary Public, State of Hawaii

Printed Name: Leilani F. Guerrero

My commission expires: APR 07 2028



NOTARY CERTIFICATION
Doc. Date: 7/12/24 # Pages: 4
Notary Name: Leilani F. Guerrero Second Circuit
Doc. Description: Quitclaim Deed



Notary Signature
My commission expires: April 7, 2028

7/12/24
Date

EXHIBIT 'A'

Lot 17 of Block 40 in Tract 1184 - OregonShores - Unit 2- 1st Addition as shown on the Map filed on November 8, 1978 in Volume 21, Page 29 of Maps in the office of the County Recorder of said County.

SUBJECT TO: (1) Taxes for the fiscal year 2024-2025

 (2) Covenants, Conditions, Reservations, Easements,
 Restrictions, Rights, Rights of Way, and all Matters
 Appearing of Record.

1. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1184, Oregon Shores - Unit #2, First Addition.

2. Covenants, easements and restrictions, but omitting restrictions if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded: November 16, 1978, Book : M-78; Page 25925

3. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$5,850.00

Dated : February 3, 1979

Recorded : July 18, 1979 Book: M-79 Page: 16962

Trustor : ***Charlene Cambra, Renee Cambra and Laureen Cambra***, all
 as tenants in common

Trustee : Transamerica Title Insurance Company, a California Corporation

Beneficiary : Wells Fargo Realty Services, Inc., a California Corporation, Trustee