

2024-010338

Klamath County, Oregon



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Fee: \$87.00

This document was prepared by:

Stephen M Garrett

1151 Three wood Drive

Bandon, OR 97411

Send tax statement and after Recording, Please Return to:

Stephen M Garrett

1151 three Wood Dr

Bandon, OR 97411

OREGON QUIT CLAIM DEED

This QUIT Claim Deed, made this 8th day of NOVEMBER, 2024, by Stephen M Garrett whose address is 1151 Three Wood Dr, Bandon, OR 97411 hereinafter called the "Grantor" to Stephen M Garrett whose address is 1151 Three Wood Dr. Bandon, OR 97411 and Mary K Garrett whose address is 1151 Three Wood Dr. Bandon, OR 97411 and Michael D Garrett whose address is 360 Gamble Island Rd. Nyssa, OR 97913 hereinafter called the "Grantees"

Witnesseth: That the Grantor, for and in consideration of the sum of One dollar (\$1.00 and other valuable considerations, receipt whereof is herby acknowledge, herby grants, bargain, sells, aliens, remises, releases, and quitclaims unto the Grantees, all that certain land situated in Klamath County, Oregon, described as the follows:

W1/2W1/2N1/2SE1/4SW1/4 of Section 10, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon

Pg 1 of 2

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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."

Stephen M Garrett
Grantor

STEPHEN M GARRETT
Printed Name

1151 Three Wood Dr Bend, OR
Address (City, State, and ZIP) 97411

541 601 4603
Phone Number

Grantor

Printed Name

Address (City, State, and ZIP)

Phone Number

STATE OF OREGON)

COUNTY OF Coos) ss:

The foregoing instrument was acknowledged before me, Zachary A. Barker, a notary public in and for the state of Oregon by Stephen Michael Garrett on the 8th day of November, 2024.

Zachary A. Barker

NOTARY PUBLIC

My commission expires Feb. 19, 2028

[NOTARY SEAL]

