

Returned at Counter

2024-010948

Klamath County, Oregon



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12/18/2024 01:50:28 PM

Fee: \$97.00

Quitclaim Deed

Reserved for Deed Records Use

### Quitclaim Deed

RECORDING REQUESTED BY (NAME):

Jason Brush

WHEN RECORDED MAIL TO (ADDRESS):

3321 Vale Rd, Klamath Falls, OR 97603, USA

AND MAIL TAX STATEMENTS TO (NAME AND ADDRESS):

Erie St LLC

6510 S 6th St. #254 Klamath Falls, OR 97603, USA

By this instrument, Jason Brush, not married, of 3321 Vale Rd, Klamath Falls, OR 97603, USA, (the "Grantor"), releases, as well as quitclaims, unto Erie St LLC, an Oregon corporation, whose tax mailing address is 6510 S 6th St, #254 Klamath Falls, OR 97603, USA, (the "Grantee") all right, title and interest in and to the following described real property situated in Klamath County, Oregon: 1929 Erie St. Klamath Falls, OR 97603

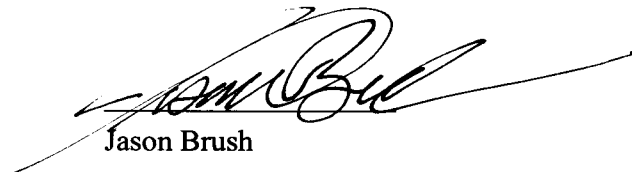
HOT SPRINGS BLK-41 LOT-17 Map Tax Lot Number: 3809-028CD-08800

The true consideration for this conveyance is \$300,000.00, the receipt and sufficiency of which is hereby acknowledged.

Dated this 17 day of October, 2024.

Signed in the presence of:

  
Witness signature

  
Jason Brush

Zane Puffenbarger

Witness name

**Grantor Acknowledgement**

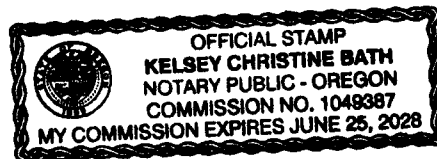
STATE OF OREGON

COUNTY OF Klamath

Acknowledged before me, Kelsey Christine Bath, a Notary Public, this 17<sup>th</sup> day of October, 2024 by Jason Brush, known to me (or proven on the basis of satisfactory evidence) to be the Grantor, who has acknowledged the said instrument to be the Grantor's voluntary and lawful act and deed.

Kelsey Christine Bath  
Notary Public for the State of Oregon

County of Klamath



My commission expires: June 25, 2028

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.