

2025-000059

Klamath County, Oregon



0033737520250000590030034

01/06/2025 10:16:44 AM

Fee: \$92.00

Returned at Counter

**After recording return to:**

Jennifer Rudeen  
33983 Copperfield Drive  
Chiloquin, OR 97624

**Until a change is requested,  
all tax statements shall be sent  
to the following address:**  
33983 Copperfield Drive  
Chiloquin, OR 07624

**QUIT CLAIM DEED**

**Jennifer Lynn Rudeen, as Grantor, does hereby release and quitclaim to Jennifer Lynn Rudeen, Trustee of the Jennifer Lynn Rudeen Living Trust dated 12/12/2024, as Grantee, all of her interest in that certain real property described as follows:**

**SEE EXHIBIT "A" ATTACHED HERETO.**


There is no monetary consideration involved in this transfer. The actual consideration consists of value given or promised for estate planning purposes which is the whole 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.**

QUIT CLAIM DEED

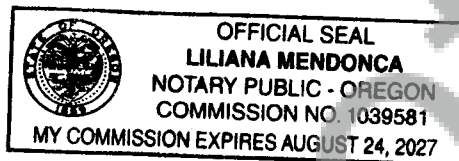
PAGE 1

IN WITNESS WHEREOF, Jennifer Lynn Rudeen has executed this instrument on this  
31 day of December, 2024

  
\_\_\_\_\_  
Jennifer Lynn Rudeen

STATE OF OREGON                     )  
  ) ss.  
County of Klamath                     )

On this 31 day of December, 2024, personally appeared before me Jennifer  
Lynn Rudeen, and acknowledged said instrument to be her voluntary act and deed.



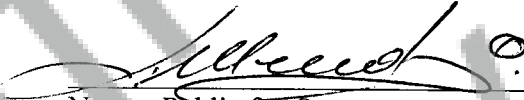
  
\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: 8/24/2027

EXHIBIT "A"

LEGAL DESCRIPTION

Lot 16, Block 4, TRACT NO. 1021 WILLIAMSON RIVER KNOLL, according to the official plat thereof on file in the office of the County Clerk of Klamath County.

TOGETHER WITH an undivided 1/80 interest in and to the following described property:

The Easterly 60 feet of that portion of Government Lots 40, 41, 44 and 45, lying South of the Williamson River Knoll Subdivision, and North of the Williamson River, in Section 20, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.