

2025-001628

Klamath County, Oregon

03/06/2025 02:02:01 PM

Fee: \$87.00

Recordation Requested By / Return To: **Visionet**

WFG Lender Services
2625 Townsgate Road, Suite 101
Westlake Village, CA 91361
File No. 2582373OR

MAIL TAX STATEMENTS TO:
REBECCA M. WELDON and WILLIAM G. WELDON
449 Fulton Street
Klamath Falls, OR 97601

Parcel ID No.: R-3809-029CB-05400-000

**QUITCLAIM DEED
Accomodation**

THIS DEED made and entered into on this 21st day of Feb, 2025, by and between **REBECCA M. WELDON F/K/A REBECCA MARIE MASON**, residing at 449 Fulton Street, Klamath Falls, OR 97601, hereinafter referred to as Grantor(s) and **REBECCA M. WELDON and WILLIAM G. WELDON, wife and husband, as tenants by the entirety**, residing at 449 Fulton Street, Klamath Falls, OR 97601, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s) do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Klamath County, Oregon:

Lot 21, WEST PARK ADDITION to the City of Klamath Falls, according to the Official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Commonly known as: 449 Fulton Street, Klamath Falls, OR 97601

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS (CHECK ONE):

☒ **\$0.00**

☐ For Valuable Consideration

☐ Love & Affection

☐ Gift

☐ To Change Vesting. See ORS 93.030.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON(S) TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE RIGHTS, IF ANY, OF THE PERSON(S) 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(S) 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.

Dated this 21st day of Feb, 2025.

Rebecca M. Weldon FKA Rebecca Marie Mason
REBECCA M. WELDON F/K/A REBECCA MARIE MASON

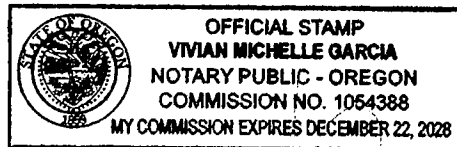
STATE OF OR
COUNTY OF Clatsop

The foregoing instrument was acknowledged before me on this 21st day of Feb, 2025 by REBECCA M. WELDON F/K/A REBECCA MARIE MASON.

[Signature]
Notary Public

Notary Public for State of OR

My Commission Expires: 12/22/28



No title exam performed by the preparer. Legal description and party's names provided by the party.