

2025-003077

Klamath County, Oregon

LA NO PART OF ANY STEVENS-NESS FORM MAY BE REPROD



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04/25/2025 01:38:28 PM

Fee: \$87.00

Returned at Counter

After recording, return to (Name and Address):

Michael & Denise Bechdolt
9411 Ben Kerns ROAD
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to (Name and Address):

Clint Bechdolt
9889 Old Wagon Road
Klamath Falls, OR 97601

[SPACE RESERVED FOR RECORDER'S USE]

QUITCLAIM DEED

Michael William Bechdolt and Jo Denise Bechdolt TRUSTEES of
The Michael William Bechdolt and Jo Denise Bechdolt Joint Revocable
Living TRUST, of 9411 Ben Kerns Rd., Klamath Falls, OR, 97601 ("grantor"),
for the consideration stated below, does hereby remise, release and forever quitclaim to

CLINT WESTON BECHDOLT

CLINT WESTON BECHDOLT ("grantee"), and to grantee's heirs, successors and assigns, all of
that certain real property, with all rights and interests belonging or relating thereto, situated in Klamath County,
Oregon, legally described (check one):

- as set forth on the attached Exhibit A, and incorporated by this reference.
- as follows:

Lot 11 in Block 19 of Second Addition to Klamath River Acres,
according to the official plat thereof on file in the office
of the County Clerk of Klamath County, OREGON

- Klamath County Parcel
- R-3907-036A0-0100-000
- 9889 OLD WAGON ROAD, KLAMATH FALLS, OR. 97601

To have as grantee's own and to hold for grantee's heirs, successors and assigns forever.

The true and actual consideration paid by grantee to grantor for this transfer is (check one or both; see ORS 93.030):
 \$ 0.00 (Gift);
 other property or value given or promised which is part of the the whole (indicate which) 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.

In construing this instrument, where the context so requires, the singular includes the plural, and the language will be read to apply equally to businesses, other entities and to individuals.

Grantor has executed this instrument on April 25, 2025 ; any signature on behalf of a business or other entity is made with the authority of that entity.

Michael William Bechdolt
Jo Denise Bechdolt

STATE OF OREGON, County of Klamath
 This record was acknowledged before me on 4/25/2025 ss.
 by Michael William Bechdolt & Jo Denise Bechdolt
 or This record was acknowledged before me on _____
 by _____
 as (corporate title) Notary Public
 of (company name) Impqua Bank

[Signature]
 Notary Public for Oregon
 My commission expires 2/26/2029

