

2025-003990

Klamath County, Oregon



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05/27/2025 12:47:19 PM

Fee: \$87.00

Recording Requested by and)
When Recorded Mail to:)
)
Stokes, Hamer, Kirk & Firpo, LLP)
381 Bayside Road, Suite A)
Arcata, CA 95521)
)
Mail Tax Statements to:)
Jeffrey Broberg and Tracy Broberg,)
Trustees)
P.O. Box 1444)
Ferndale, CA 95536)

QUITCLAIM DEED

FOR NO CONSIDERATION, JEFFREY BROBERG aka JEFF BROBERG and TRACY BROBERG aka TRACY L. BROBERG, husband and wife, who took title as JEFF BROBERG and TRACY L. BROBERG, as Tenants by the Entirety, do hereby REMISE, RELEASE AND FOREVER QUITCLAIM to JEFFREY BROBERG and TRACY BROBERG, as Trustees of the JEFFREY AND TRACY BROBERG 2025 LIVING TRUST dated May 21, 2025, all of their right, title and interest in and to the following described real property situated in the County of Klamath, State of Oregon:

A portion of Lot 4 in Block 68 of NICHOLS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning on the Easterly line of Eleventh Street in the City of Klamath Falls, 45 feet Northwest of the most Southerly corner of Lot 4 in Block 68, NICHOLS ADDITION TO THE TOWN OF LINKVILLE, now the City of Klamath Falls, in the County of Klamath, State of Oregon; thence Northwesterly along the Easterly line of Eleventh Street 50 feet; thence Northeasterly at right angles to Eleventh Street to the Northerly line of said lot 4; thence Easterly along the Northerly line of said Lot 4, 64.55 feet; thence Southwesterly at right angles to Eleventh Street to the Easterly line of Eleventh Street, the point of beginning.

The true consideration for this conveyance is \$0.00.

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.

DATED: May 21, 2025


JEFFREY BROBERG aka JEFF BROBERG


TRACY BROBERG aka TRACY L. BROBERG

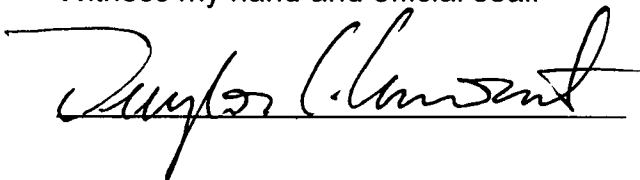
Certificate of Acknowledgment of Notary Public

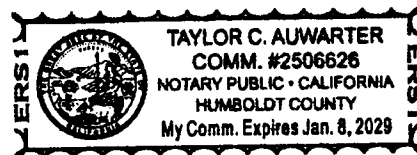
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Humboldt

On May 21, 2025 before me, TAYLOR C. AUWARTER, Notary Public, personally appeared JEFFREY BROBERG and TRACY BROBERG, who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity~~(ies)~~ and that by his/~~her~~/~~their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State of California that the foregoing paragraph is true and correct.
Witness my hand and official seal.





Document Description

This certificate is attached to page 2 of the Quitclaim Deed dated May 21, 2025, consisting of 2 pages.