

2026-000153

Klamath County, Oregon



01/06/2026 02:27:22 PM

Fee: \$92.00

After Recording, Return To:

Cathryn Scarborough
PO Box 732
Chiloquin, OR 97624

Mail Tax Statements To:

Cathryn Scarborough
PO Box 732
Chiloquin, OR 97624

Returned at Counter
Owkes Law

QUITCLAIM DEED

RICHARD FREEMAN, the GRANTOR, HEREBY CONVEYS AND WARRANTS TO CATHRYN SCARBOROUGH, who took title as CATHRYN FREEMAN, the GRANTEE, THE FOLLOWING described real property located in the County of Klamath, State of Oregon:

PARCEL 1

Lot 15, Block 2, WOODLAND PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2

Lot 16, Block 2, WOODLAND PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH an undivided 1/88ths interest in 2 parcels situated in Lots 1 and 2, Section 15, Township 34 South, Range 7 East of Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

PARCEL A:

Beginning at the Northwest corner of said Section 15, Township 34 South, Range 7 East of Willamette Meridian, Klamath County, Oregon, and running thence along the North line of said Section North 89°42'15" East 400.0 feet; thence South 62.42 feet; thence South 46°57'20" West 408.82 feet to the Northeasterly bank of the Williamson River; thence following said river bank North 37°53'20" West 136.90 feet; thence North 16°33' West 60.98 feet to the West line of Section 15; thence Northerly on said Section line 172.92 feet to the point of beginning.

PARCEL B:

Beginning at the Northwest corner of said Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and running thence North 89°42'15" East 400.00 feet along the North line of said Section 15; thence South 62.42 feet; thence South 50°43'50" East 453.16 feet; thence South 76°17'30" East 886.79 feet to the true point of beginning of this description; thence South 35°56'30" West 446.55 feet to a point on the Northeasterly bank of the Williamson River; thence South 45°32'20" East 84.00 feet; thence North 44°52'10" East 411.58 feet; thence North 34°25'40" West 156.01 feet, morre or less, to the true point of beginning of this description.

Map: 3407-015AA-0100 /Account 190894

3407-015AA-00900/Account 190885

More commonly known as 1581 Jet Ave, Chiloquin, OR 97624

And will warrant and defend the same against all persons who may lawfully claim the same.

The true consideration for this conveyance is the judgment entered in Klamath County Circuit Court Case 23DR08763 and \$5000.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any.

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 this 12-18-2025 day of December, 2025

[Redacted Signature]

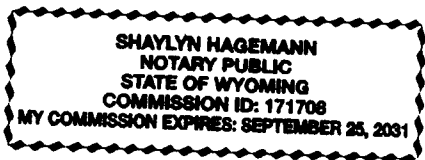
RICHARD FREEMAN

STATE OF Wyoming)

) ss.

COUNTY OF Sweetwater)

The foregoing instrument was acknowledged before me on this December 18, 2025, by RICHARD FREEMAN.



Shaylyn Hagemann
NOTARY PUBLIC

My Commission Expires: