

RECORDING REQUESTED BY

Lucile V. McGregor

90057

AND WHEN RECORDED MAIL TO

NAME Terrance L. McGowan
ADDRESS 225 E. Carrillo, Suite 203
CITY & STATE Santa Barbara, CA 93101

MAIL TAX STATEMENTS TO

NAME Bernard J. Carr
ADDRESS 2675 Mission Drive
CITY & STATE Solvang, CA 93436

SPACE ABOVE THIS LINE FOR RECORDER'S USE
Consideration less than \$100.00

Documentary transfer tax \$
☐ Computed on full value of property conveyed, or
☐ Computed on full value less liens & encumbrances
existing thereon at time of sale

Signature of declarant or agent determining tax (Print name)
☐ If incorporated firm ☐ City of

Quitclaim Deed

L-11-A

THIS FORM FURNISHED BY SECURITY TITLE INSURANCE COMPANY

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

LUCILE V. MCGREGOR, also known as Velma Hollingsworth

does hereby remise, release and forever quitclaim to

BERNARD J. CARR, an unmarried man

the following described real property in the
state of ~~California~~ Oregon:

county of Klamath

Parcel 1: A parcel of land situated in Section 3, Township 36 South,
Range 6, E. W. M., more particularly described as follows:
Beginning at the Northwest corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3, said
point being marked by an "X" on a rock; thence South 89°49' East along
the North line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3 a distance of 596.42
feet to the Easterly line of the County Road; thence South 42°29' West
along the Easterly line of the County Road a distance of 51.14 feet to
an iron pin; thence South 35°54' West along the Easterly line of the
County Road a distance of 34.60 feet to an iron pin marking the true
point of beginning of this description; thence South 35°54' West along
the Easterly line of the County Road a distance of 76.00 feet to an iron
pin; thence South 54°06' East a distance of 100.00 feet to an iron pin;
thence North 35°54' East a distance of 76.00 feet to an iron pin; thence
North 54°06' West a distance of 100.00 feet to the true point of beginn-

the following described real property in the
state of ~~OREGON~~ Oregon:

county of Klamath

Parcel 1: A parcel of land situated in Section 3, Township 36 South, Range 6, E. W. M., more particularly described as follows: Beginning at the Northwest corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3, said point being marked by an "X" on a rock; thence South 89°49' East along the North line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3 a distance of 596.42 feet to the Easterly line of the County Road; thence South 42°29' West along the Easterly line of the County Road a distance of 51.14 feet to an iron pin; thence South 35°54' West along the Easterly line of the County Road a distance of 34.60 feet to an iron pin marking the true point of beginning of this description; thence South 35°54' West along the Easterly line of the County Road a distance of 76.00 feet to an iron pin; thence South 54°06' East a distance of 100.00 feet to an iron pin; thence North 35°54' East a distance of 76.00 feet to an iron pin; thence North 54°06' West a distance of 100.00 feet to the true point of beginning of this description.

Parcel 2: A parcel of land situated in Section 3, Township 36 South, Range 6, E. W. M., more particularly described as follows: Beginning at the Northwest corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3, said point being marked by an "X" on a rock; thence South 89°49' East along the North line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 3 a distance of 596.42 feet to the Easterly line of the County Road; thence South 42°29' West along the Easterly line of the County Road a distance of 51.14 feet to an iron pin; thence South 35°54' West along the Easterly line of the County Road a distance of 110.60 feet to an iron pin marking the true point of beginning of this description; thence South 35°54' West along the Easterly line of the County Road a distance of 76.00 feet to an iron pin; thence South 54°06' East a distance of 100.00 feet to an iron pin; thence North 35°54' East a distance of 76.00 feet to an iron pin; thence North 54°06' West a distance of 100.00 feet to the true point of beginning of this description.

Parcel 3: Lot 227 of Third Addition to Sportsman Park, according to the official plat thereof on file in the records of Klamath County, Oregon.

7474

SUBJECT TO: Taxes for fiscal year commencing July 1, 1972, which are now a lien but not yet payable; Agreement recorded February 15, 1924, Deed Vol. 63, page 460, records of Klamath County, Oregon, relative to raising and/or lowering of the waters of Upper Klamath Lake between the elevations of 4137 and 4143.3 feet above sea level; Agreement recorded August 15, 1917, Vol. 3 of Miscellaneous Records, page 275, Records of Klamath County, Oregon, granting "The perpetual right to maintain said pipe line extending from that certain reservoir or water tank situate in the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 3, Twp. 36 S., R. 6, E.W.M., approximately 200 feet from the head of Pelican Creek and leading across the NW $\frac{1}{4}$ of Sec. 3, aforesaid, and Lot 4 of Sec. 2, said Township and Range to the lands of said second party situate in said Lot 4 of Section 2"; Easements and rights of way of record and those apparent on the land, if any; Reservations and restrictions contained in deed recorded Oct. 6, 1964, Deed Vol. 356, page 525, Records of Klamath County, Oregon; Reservations and restrictions contained in the dedication of Third Addition to Sportsman Park; Reservations and restrictions contained in deeds recorded December 29, 1964, Deeds Vol. 358, page 387, Vol. 358, page 389, and Vol. 358, page 391, Records of Klamath County, Oregon;

Trust Deed, including the terms and provisions thereof, for Robert Sloan as beneficiary, recorded Dec. 29, 1964, Deed Vol. 228, page 73, Records of Klamath County, Oregon, which said Trust Deed Grantee hereby assumes and agrees to pay according to the tenor thereof as same becomes payable and the note accompanying it. (Affects Parcel 1); Trust Deed, including the terms and provisions thereof, for Robert Sloan, as beneficiary, recorded Dec. 29, 1964, Mortgage Vol. 228, page 75, records of Klamath County, Oregon, which said Trust Deed Grantee hereby assumes and agrees to pay according to the tenor thereof as same becomes payable and the note accompanying it. (Affects Parcel 2); Trust Deed, including the terms and provisions thereof, for Robert Sloan, as beneficiary, recorded December 29, 1964, Mortgage Vol. 228, page 77, records of Klamath County, Oregon, which said Trust Deed Grantee hereby assumes and agrees to pay according to the tenor thereof as same becomes payable and the note accompanying it. (Affects Parcel 3).

Dated June 13, 1974

7475
Lucile V. McGregor

STATE OF CALIFORNIA
COUNTY OF Santa Barbara } ss.
On June 13, 1974 before me, the under
signed, a Notary Public in and for said County and State, personally
appeared Lucile V. McGregor

to be the person whose name is known to me
instrument and acknowledged that she executed the same.
Signature of Notary
Terrance L. McGowan
Name (Typed or Printed) of Notary

FOR NOTARY SEAL OR STAMP



Title Order No. Escrow No.
L-11-A (GS) (Rev 5-67) (8 pt.) MAIL TAX STATEMENTS AS DIRECTED ABOVE

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of TRANSAMERICA TITLE INS. CO.
this 12th day of JUNE A. D. 1974 at 3:45 o'clock PM, and duly recorded in
Vol. M 74 of DEEDS on Page 71-73

FEE \$ 6.00

WM. D. MILNE, County Clerk
By [Signature] Deputy