

35681

QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS, That ERNEST G. KOEPKE and ELVA KOEPKE, husband and wife, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto CAROL ENE OWEN,

hereinafter called grantee, and unto grantee's heirs, successors and assigns all of the grantor's right, title and interest in that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any-wise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 1, Block 1, LONE PINE ON THE SPRAGUE, TOGETHER WITH AN undivided 1/90 interest in and to the following, to-wit:

A tract of land situated in the SW1/4 of section II and the NE1/4 of Section 14, all in T. 35 S., R. 9 E.W., Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the West line of the SW1/4SE1/4 of said section II, said point being N. 00°07'13" W. a distance of 71.79 feet from the South one-fourth corner of said Section II; thence S. 62°06'13" E. 572.55 feet; thence on the arc of a 170-foot radius curve to the right 24.17 feet; thence S. 52°17'05" E. 440.74 feet; thence on the arc of a 170-foot radius curve to the right 33.42 feet; thence S. 3°03'14" E. 141.09 feet; thence on the arc of a 170-foot radius curve to the right 71.41 feet; thence S. 06°04'53" E. 158.13 feet; thence on the arc of a 70-foot radius curve to the left 78.64 feet; thence S. 71°26'17" E. 279.26 feet; thence S. 72°03'27" E. 210.79 feet; thence on the arc of a 170-foot radius curve to the right 129.94 feet; thence S. 14°47'22" E. 269.56 feet; thence S. 30° E. to the intersection with the thread of centerline of Sprague River; thence Northwesterly along the thread of the Sprague River to its intersection with the West line of the SW1/4 SE1/4 of said Section II; thence S. 00°07'13" E. along said West line to the point of beginning.

Subject to Reservations, restrictions and conditions shown on the plat and in the dedication of LONE PINE ON THE SPRAGUE.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1200.00

However, the actual consideration consists of or includes other property or value, even if so provided, which is the whole consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 9th day of September, 1977; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON

County of Klamath

ss.

STATE OF OREGON, County of Klamath

ss.

Sept. 8, 1977

Personally appeared

and

Personally appeared the above named

who, being duly sworn,

Ernest G. Koepke

each for himself and not one for the other, did say that the former is the

Elva Koepke

president and that the latter is the

and acknowledged the foregoing instru-

secretary of

ment to be their voluntary act and deed.

a corporation,

Before me:

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

(OFFICIAL SEAL) Mary N. Dehn

Before me:

Notary Public for Oregon

(SEAL)

My commission expires: 12-3-79

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

ss.

County of KLAMATH

I certify that the within instrument was received for record on the 11th day of SEPTEMBER, 1977, at 12:27 o'clock p.m., and recorded in book M77 on page 17125 or as file/reel number 35681. Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Harold Orangel Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Carol Ene Owen

PO Box 392

Sprague River, Ore

Until a change is requested all tax statements shall be sent to the following address:

Same

NAME, ADDRESS, ZIP

SPACE RESERVED

FOR

RECORDER'S USE

FEE \$ 3.00