

89827

QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS, That Danny L. Nelson and Cynthia L. Nelson

, hereinafter called grantor,

Edward J. Shipsey

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

Parcel 2, Lot 5, Block 5, Cedar Trails-A parcel of land situated in Lot 5, Block 5, Tract 1083-Cedar Trails Section 20, T40S R8E, more particularly described as follows:

Beginning at a point on the Westerly line of Lot 5, Block 5, said point being S00°02'50"E, 210.74 feet from the Northwest corner of Lot 5, Block 5; thence from said point on beginning N89°43'35"E, 285.00 feet to a point that is located S89°43'35"W, 60.00 feet from the East line of said Lot 5, Block 5; thence S00°02'50"E, begin 60.00 feet Westerly at right angles and parallel to the Easterly line of said Lot 5, Block 5, 210.80 feet to a point; thence N89°44'20"E, 285.00 feet to a point on the Westerly line of said Lot 5, Block 5, thence N00°02'50"W along the Westerly line of said Lot 5, Block 5, 210.74 feet to the point of beginning, containing 1.38 acres, more or less.

Together with a right of way 60.00 feet in width for public ingress and egress and public utility purposes situated in Lot 5, Block 5, Tract 1083-"Cedar Trails," T40S R8E Section 20, more particularly described as follows:

Beginning at the Northeast corner of said Lot 5, Block 5; thence S00°02'50"E along the Easterly line of said Lot 5, Block 5, 632.44 feet to the Southeast corner of said Lot 5, Block 5; thence S89°45'08"W along the South line of said Lot 5, Block 5, 60.00 feet; thence N00°02'50"W, 60.00 feet Westerly at right angles and parallel to the East line of said Lot 5, Block 5, 632.40 feet to the Northerly line of said Lot 5, Block 5; thence N89°42'52"E along the Northerly line of said Lot 5, Block 5, 60.00 feet to the point of beginning. SUBJECT TO: Easements and right of ways of record and those apparent upon the land.

(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 \$ 16,100.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the 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 15th day of September, 1980; 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)

Danny L. Nelson

Cynthia L. Nelson

STATE OF OREGON,

County of Klamath

ss.

STATE OF OREGON, County of

) ss.

September 15, 1980

Personally appeared the above named

Danny L. Nelson and Cynthia L. Nelson

Personally appeared

and

who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me: *Jenice K. Hall*  
Notary Public for Oregon

My commission expires: 6/16/84

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.

Before me:

Notary Public for Oregon

My commission expires:

(SEAL)

Danny L. Nelson and Cynthia L. Nelson  
3950 Crest Street  
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Edward J. Shipsey

P. O. Box 52

Keno, Oregon 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:

Edward J. Shipsey

P. O. Box 52

Keno, Oregon 97627

NAME, ADDRESS, ZIP

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

Edward J. Shipsey

P. O. Box 52

Keno, Oregon 97627

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

) ss.

I certify that the within instrument was received for record on the 18th day of September, 1980, at 1:20 o'clock P.M., and recorded in book/reel/volume No. 1180 on page 17720 or as document/fee/file/instrument/microfilm No. 89827. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne  
NAME TITLE  
By *Barbara A. Milne* Deputy

Fee \$3.50