

97274

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That HARRY OBENCHAIN, INEZ L. OBENCHAIN and LILA I. OBENCHAIN 1981 TRUST" under Trust Agreement dated Jan. 26, 1981, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto LILY T. HEVERN, 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

(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 \$ 11,458.99

However, the deed is subject to the following conditions: 1. The grantor warrants that the property is free of all liens and encumbrances except those shown on the attached exhibit "A". 2. The grantor warrants that the property is free of all taxes and assessments except those shown on the attached exhibit "A". 3. The grantor warrants that the property is free of all other claims and demands except those shown on the attached exhibit "A".

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 26 day of Jan, 1981; 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)

Harry Obenchain

HARRY OBENCHAIN, Initial Trustee

Inez L. Obenchain

INEZ L. OBENCHAIN, Initial Trustee

Lila I. McDonald

LILA I. McDONALD, Initial Trustee

STATE OF OREGON,

County of Klamath

ss.

Jan 26, 1981

STATE OF OREGON, County of

19

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 (true) voluntary act and deed.

Before me:

(OFFICIAL SEAL)

KIRSTINE L. PROCK

NOTARY PUBLIC - OREGON

My commission expires 12/16/84

My Commission Expires

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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

TA - donna

NAME, ADDRESS, ZIP

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

Lily T. Hevern

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

ss.

I certify that the within instrument was received for record on the day of 19

at o'clock M., and recorded in book/reel/volume No. page or as document/fee/file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy

SPACE RESERVED FOR RECORDER'S USE

AN UNDIVIDED FORTY-FOUR PER CENT (44%) INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL PROPERTY SITUATE IN KLAMATH COUNTY, OREGON, to-wit:

Township 35 South, Range 14 E.W.M.:

- Sec. 20: SE $\frac{1}{4}$ SW $\frac{1}{4}$
 Sec. 29: NW $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ NE $\frac{1}{4}$, W $\frac{1}{2}$ SE $\frac{1}{4}$
 Sec. 30: E $\frac{1}{2}$, E $\frac{1}{2}$ W $\frac{1}{2}$
 Sec. 31: NE $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$, S $\frac{1}{2}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, Lot 2, (excepting NE $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$, and S $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$, being 25 acres)
 Sec. 32: NW $\frac{1}{4}$ NW $\frac{1}{4}$
 Sec. 7: NE $\frac{1}{4}$ SE $\frac{1}{4}$
 Sec. 8: SW $\frac{1}{4}$ NE $\frac{1}{4}$, NW $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$

Township 36 South, Range 14 E.W.M.:

- Sec. 6: All

STATE OF OREGON, COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 17th day of March A.D. 1981 at 3:05 o'clock PM,
 duly recorded in Vol. 481, of Deeds on Page 4873

EVELYN BIEHN, County Clerk

By Debra A. Jensen

Fee \$7.00