

QUITCLAIM DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

KNOW ALL MEN BY THESE PRESENTS, That Karen Breithaupt, Heir of June F. Grimes

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto Ray B. Lein and Karen O. Lein, husband and wife, 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:

Beginning at a point on the North line of Lot 3 in Block 12 of HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon, which point is 35.9 feet East of the Northwest corner of said Lot 3, running thence South and parallel with the West line of said Lot 3 a distance of 121 feet; thence East and parallel with Canby Street a distance of 42.5 feet; thence North and parallel with the West line of said Lot 3 a distance of 121 feet to the South line of Canby Street; thence West along the South line of Canby Street a distance of 42.5 feet to the point of beginning and being a portion of Lots 3 and 4 in said Block 12 of HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon.

TOGETHER WITH an easement over and across a strip of land five feet in width adjoining the above tract on the West and an easement over and across a strip of land five feet in width adjoining above tract of the East, and reserving unto the grantors, their heirs and assigns, an easement over and across the West five feet, and also the East five feet of the above described tract to be used as driveways.

\* The intent of this deed is to convey any interest the Grantor may have retained in and to that certain easement recorded February 28, 1944 in Volume 162 at Page 521 Deed Records of Klamath County, Oregon. To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ to clear title. \* Oregon However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 31st day of January, 1982; 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)

KAREN BREITHAUPT

STATE OF OREGON,

County of

STATE OF OREGON, County of

SS.

STATE OF CALIFORNIA  
COUNTY OF ALAMEDA

SS

Quitclaim Deed, Dated January 1982  
Hot Springs Addition  
Klamath County, Oregon.

On March 3, 1982, before the undersigned, a Notary Public for the State of California, personally appeared Karen Breithaupt, known to me to be the person (s) whose name (s) is subscribed to the within instrument, and acknowledged that she executed the same.

Notary's signature Shirley Stoeckmann

STATE OF OREGON,

County of Klamath

SS.

I certify that the within instrument was received for record on the 5 day of March, 1982, at 1:18 o'clock P.M., and recorded in book/reel/volume No. M. 82 on page 2804 or as document/fee/file/instrument/microfilm No. 9729 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

By Deputy Fee \$4.00

OFFICIAL SEAL  
SHIRLEY STOECKMANN  
NOTARY PUBLIC - CALIFORNIA  
ALAMEDA COUNTY  
My comm. expires OCT 24, 1983

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mountain Title Company, Inc.  
401 Main Street  
Klamath Falls, Oregon 97601

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

No Change

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE