

ESTOPPEL DEED

THIS INDENTURE between David W. Garrison and Jack Hansen
Clarice Thompson, hereinafter called Grantor, and Richard A. Thompson and
Clarice Thompson, hereinafter called Grantee;

WITNESSETH:

WHEREAS, the title to the real property hereinafter described is vested in Grantee, subject to that certain Land Sale Contract dated January 30, 1981 and recorded in the records of Klamath County in Book Vol. M-81 at Page 1512; and,

WHEREAS, Grantor is the Vendee in said contract executed to Grantee as Vendor therein; and,

WHEREAS, certain covenants and obligations secured by said contract are now in default in that there is now owing and unpaid the sum of \$ 12,623.43 plus interest thereon from March 7, 1983; and,

WHEREAS, Grantor is unable to satisfy such obligations and said contract being now subject to immediate foreclosure; and,

WHEREAS, Grantee has acceded to Grantor's request to accept an absolved deed of conveyance in satisfaction of all covenants and obligations set forth in said contract;

NOW, THEREFORE, for the consideration hereinafter stated, Grantor does hereby grant, bargain, sell and convey unto Grantee, his heirs, successors and assigns, all of the following described real property, situate in Klamath County, Oregon, to-wit:

Lots 17 and 18, Block 4, LENOX, in the County of Klamath, State of Oregon.

And Grantor does hereby covenant that:

Grantor is lawfully seized of the equitable Vendee's interest in said property, free and clear of any encumbrances except for sewer easements

This deed is absolute in effect and releases and conveys any and all interest of the Grantor in the premises above described to the Grantee and does not operate as a mortgage, trust, conveyance or security of any kind.

The acceptance of this deed by Grantee effects a satisfaction of the contract to Grantee described above, and payment in full thereof.

Grantor does hereby waive surrender, convey and relinquish any rights of redemption concerning the real property and contract described above, and agrees that it is intended that Grantee retain all payments made under the contract.

Grantor is not acting under any misapprehension as to the legal effect of this deed, nor under any duress, undue influence or misrepresentation of Grantee his agent or attorney or any other person.

Possession of said premises is hereby surrendered and delivered to Grantee as of April 14, 1983.

Rec'd

'83 APR 21 AM 10 26

The true and actual consideration paid for this transfer, stated in terms of dollars is \$ none. However, the actual consideration consists of or includes other property or value given or promised, which is the whole consideration.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 14 day of April, 1983; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers,

David W. Garrison

Jack M. Hansen

STATE OF OREGON)
COUNTY OF Klamath) ss

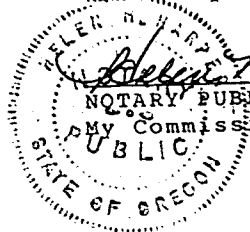
ON April 13, 1983
personally appeared
David W. Garrison

and acknowledged the foregoing instrument to be his voluntary act.

State of Oregon)
County of Klamath) ss
ON April 14, 1983
personally appeared

JACK HANSEN

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



Evelyn Biehn
NOTARY PUBLIC FOR OREGON
My Commission Expires: 3/26/87

David M. Harper
NOTARY PUBLIC FOR OREGON
My Commission Expires: 3/26/87

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

Mr. & Mrs. Richard Thompson

1747 Carlson Drive

Klamath Falls, Oregon 97601

AFTER RECORDING RETURN TO:

Richard C. Whitlock

296 Main Street

Klamath Falls, Or 97601

STATE OF OREGON)
COUNTY OF Klamath) ss

I CERTIFY that the within instrument was received for record on the 21 day of April, 1983 at 10:26 o'clock A.m. and recorded in book M83 on page 6123 or as file/reel no. 22695.

Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Office

BY Sue Lewis

fee 8.00