

1-7-74

49989

QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS, That THOMAS ASSOCIATES, INC., hereinafter called grantor,

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto

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 State of Oregon, described as follows, to-wit:  
A parcel of land situated in Lot 4, 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 4, Block 5, said point begin S00°02'50"E 210.82 feet from the Northwest corner of Lot 4, Block 5; thence from said point of beginning N89°43'35"E 345.00 feet to a point on the Easterly line of Lot 4, Block 5; thence S00°02'50"E along the Easterly line of Lot 4, Block 5 210.89 feet to a point; thence N89°44'20"E 345.00 feet to a point on the Westerly line of Lot 4, Block 5; thence N00°02'50"W along the Westerly boundary of Lot 4, Block 5 210.81 feet to the point of beginning, containing 1.67 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 \$ -0-

~~On this day of the month of consideration of the property of value given or promised by the grantor to the grantee, the consideration was paid in full.~~  
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 6th day of June, 1985;  
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.

Theodore A. Thomas, Vice Pres.  
Thomas Associates, Inc.

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,

County of KlamathJune 6, 1985

Personally appeared the above named

Theodore A. Thomas

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 5/21/89

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_

and  
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

\_\_\_\_\_ a corporation,  
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 be-  
half 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:

(SEAL)

Notary Public for Oregon

My commission expires:

Theodore A. Thomas  
Ashland Star Route  
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 instru-  
ment was received for record on the  
18th day of June, 1985  
at 9:16 o'clock A. M., and recorded  
in book/reel/volume No. M85 on  
page 9170 or as document/fee/file/  
instrument/microfilm No. 49989,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

By Dan Smith Deputy

Fee: \$5.00