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K-37947
QUITCLAIM DEED

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97208

Vol. 85 Page 19781

KNOW ALL MEN BY THESE PRESENTS, That NORMA E. WAGGONER and DONALD R. WAGGONER, Personal Representatives of the Estate of HARRY R. WAGGONER, deceased, and NORMA E. WAGGONER, individually, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto ROBERT A. STEWART, an undivided one-sixth interest and ROBERT J. HARRAHILL and BETTY L. HARRAHILL, husband and wife, an undivided one-sixth interest as tenants in common 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:

PER EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN

(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-
 However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols ①, 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 19 day of November, 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.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,

County of Klamath

November 19, 1985.

Personally appeared the above named
 NORMA E. WAGGONER and DONALD R. WAGGONER

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 7-5-86

Norma E. Waggoner and Donald R. Waggoner,
 Personal Representatives of the Estate of
 Harry R. Waggoner

GRANTOR'S NAME AND ADDRESS

Robert A. Stewart, Robert J. Harrahill &
 Betty J. Harrahill

GRANTEE'S NAME AND ADDRESS

After recording return to:

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

NORMA E. WAGGONER, Individually and Personal
 Representative of Estate of Harry R. Waggoner
 DONALD R. WAGGONER, Personal Representative of
 Estate of Harry R. Waggoner

STATE OF OREGON

County of Klamath

On this the 25 day of November, 1985,
 personally appeared DONALD R. WAGGONER
 and acknowledged the foregoing instrument
 to be his voluntary act and deed.

LOIS E. ADOLF, Notary Public for Oregon
 NOTARY PUBLIC - OREGON
 My Commission Expires: 8/3/86

STATE OF OREGON,

County of

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. on page of as document fee file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Deputy

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An undivided one-third interest in the following described property:

PARCEL 1: A tract of land situated in Lot 1, Block 2, Tract 1080, Washburn Park, a duly recorded subdivision, more particularly described as follows: Beginning at a point on the East line of said Lot 1, said point being North 00°04'50" East 175.00 feet from the Southeast corner of said Lot 1; thence North 00°04'50" East along said East line, 175.00 feet; thence North 89°55'10" West 250.00 feet; thence South 00°04'50" West 175.00 feet; thence South 89°55'10" East 250.00 feet to the point of beginning, containing 1.00 acre, more or less.

PARCEL 2: A tract of land situated in Lots 1 and 2, Block 2 of Tract 1080, Washburn Park, according to the recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows: Beginning at a point on the West line of Lot 1, said Block 2 which bears N. 0°04'50" E. a distance of 175.0 feet from the Southwest corner thereof; thence continuing N. 0°04'50" E. along the West line of said Lot 1 a distance of 231.57 feet to a 5/8 inch iron pin on the Center Section Line; thence N. 0°03'30" E. along the West line of Lots 1 and 2 a distance of 401.08 feet to an iron pin marking the beginning of a curve to the left; thence along the arc of said curve to the left, having a central angle of 24°40'11" and a radius of 440.0 feet, a distance of 189.46 feet to a point on the East line of tract described in Volume M75, page 11116, Microfilm Records of Klamath County, Oregon; thence N. 0°06'43" W. along the East line of said tract a distance of 264.88 feet to the Northeasterly corner thereof; thence N. 66°51'15" W. along the Northerly line of last mentioned tract a distance of 150.43 feet to a point on the Northwesterly line of said Lot 2, Block 2; thence N. 27°14'33" E. along said line a distance of 69.72 feet to the Northwest corner of said Lot 2; thence N. 89°41'49" E. along the North line of Lot 2 a distance of 403.23 feet to the Southerly line of the O.C. & E. Railroad right-of-way; thence along said right-of-way, S. 66°51'15" E. a distance of 103.62 feet to a point on the Northerly line of Lot 3, Block 2, Washburn Park; thence along the arc of a curve to the left, having a central angle of 08°32'26" and a radius of 356.28 feet, a distance of 53.11 feet to a point on the West line of said Lot 3; thence S. 0°03'30" W. along said West line a distance of 252.59 feet to the Southwest corner thereof; thence N. 89°56'30" E. along the South line thereof a distance of 161.96 feet to the Southeast corner thereof and the West line of Washburn Way; thence S. 0°03'30" W. along the West line of Washburn Way a distance of 463.83 feet to the Northeast corner of parcel conveyed to Federal Land Bank by Volume M83, page 10559, Microfilm Records of Klamath County, Oregon; thence following the perimeter of said parcel, N. 89°56'30" W., 250.0 feet; S. 0°03'30" W., 250.0 feet; S. 89°56'30" E., 249.99 feet to the West line of

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Washburn Way; thence S. 0°04'50" W. along said West line a distance of 20.44 feet to the Northeast corner of parcel described in Volume M80, page 18938, Microfilm Records of Klamath County, Oregon; thence N. 89°55'10" W. along the North line of said parcel, 250.0 feet to the Northwest corner thereof; thence S. 0°04'50" W., 175.0 feet to the Southwest corner thereof; thence N. 89°55'10" W. a distance of 210.0 feet to the Point of Beginning.

PARCEL 3: A tract of land situated in the E½E½, Section 4, Township 39 S., R. 9 E.W.M., more particularly described as follows: Beginning at the southeasterly corner of that tract of land described in Deed Volume M75, page 11116, Klamath County Deed Records, said point being S. 77°03'46" W. 562.46 feet from the East quarter corner of said Section 4; thence N. 00°06'43" W. along the East line of said tract, 708.91 feet to the intersection with the westerly boundary of Tract 1080, Washburn Park, a duly recorded subdivision; thence southerly along said westerly boundary on a curve to the right (radius point bears S. 65°23'16" W. 440.00 feet and central angle equals 24°40'14") 189.46 feet, S. 00°03'30" W. 401.08 feet, S. 00°04'50" W. 406.57 feet to the Southwest corner of Lot 1, Block 2, said Tract 1080; thence along the arc of a curve to the right (radius point bears N. 00°04'50" E. 27.14 feet and central angle equals 89°48'27") 42.54 feet; thence N. 00°06'43" W. 255.37 feet; thence S. 89°53'17" W. 10.00 feet to the point of beginning, containing 32,925 square feet, with bearings based on said Tract 1080.

Return to:
D.L. Hoots
2261 South 6th
Klamath Falls, Oregon 97603

EXHIBIT "A"

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of December A.D., 19 85 at 11:56 o'clock A M., and duly recorded in Vol. M85 M85 day
of _____ Deeds on Page 19781
FEE \$13.00
By Evelyn Blohm, County Clerk
PAM Smith