

58418

Vol. 1786 Page 2977

KNOW ALL MEN BY THESE PRESENTS, That Jacqueline L. Morris

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto Robert Townes Morris III 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:

(Refer to Exhibit "A" attached)

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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 \$ 150,000.00.
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 3 day of February, 1986;
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by

STATE OF ~~OREGON~~ California
County of San Diego
February 3, 1986

Personally appeared the above named
Jacqueline L. Morris

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

Before me:
BECKY RZEWA
NOTARY PUBLIC FOR OREGON
PRINCIPAL OFFICE IN
SAN DIEGO COUNTY
My Commission Expires November 25, 1988

STATE OF OREGON, County of

Personally appeared

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 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.

Notary Public for Oregon
My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

Jacqueline L. Morris
17165 West Bernardo Drive Apt #108
San Diego, California 92128

GRANTOR'S NAME AND ADDRESS
Robert Townes Morris
17141 West Bernardo Dr. Apt # 103
San Diego, California 92128

GRANTEE'S NAME AND ADDRESS
Robert Townes Morris III
17141 West Bernardo Dr. Apt. Apt. # 103
San Diego, California 92128

Until a change is requested all tax statements shall be sent to the following address.
Robert Townes Morris
17141 West Bernardo Dr. Apt # 103
San Diego, California 92128

SPACE RESERVED
FOR
RECORDER'S USE

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 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

EXHIBIT 'A'

2978

Parcel 3

Lot 1 of Section 7 EXCEPTING THE FOLLOWING:

Beginning at the Southeast corner of said parcel from which the Southeast corner of the North half of said Section 7, bears south $43^{\circ} 53' 53''$ East, 1866.65 feet; thence South $89^{\circ} 48' 22''$ West 820.00 feet; thence North $00^{\circ} 11' 11' 38''$ West, 810.00 feet; thence North $89^{\circ} 48' 22''$ East, 820.00 feet; thence South $00^{\circ} 11' 38''$ East, 810.00 feet to the point of beginning.

Lots 2 and 6, W $1/2$ NW $1/4$, NW $1/2$ NW $1/4$ SW $1/4$, SE $1/4$ NW $1/4$ SW $1/4$ of Section 7; all in Township 39 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 4

Lot 4, Section 12, Township 39 South, Range 7 East of the Willamette Meridian, EXCEPTING THE FOLLOWING:

Beginning at a point on the South line of Lot 4 of said Section 12, said point being 246.2 feet West of the Southeast corner of said Lot and is marked by a $1\frac{1}{4}''$ Iron pipe 30 inches long; thence North $38^{\circ} 30'$ West, a distance of 395.5 feet to a $1\frac{1}{4}''$ Iron pipe 30 inches long; thence North 13° West, a distance of 243.8 feet to a $1\frac{1}{4}''$ Iron pipe 30 inches long; thence North 39° West, a distance of 509.0 feet, to a $1\frac{1}{4}''$ Iron pipe 30 inches long; thence North 77° West, a distance of 458.00 feet, more or less, to a point on the West line of said Lot; thence South, a distance of 1042.0 feet, more or less, to the Southwest corner of said Lot; thence East a distance of 1074.0 feet, more or less, to the point of beginning, being a part of Lot 4, Section 12, Township 39 South, Range 7 East of the Willamette Meridian.

Parcel 5

Parts of Lot 1 and 2 of Section 1, a part of the Fractional E $1/2$ E $1/2$ of Section 2, and parts of Lots 3 and 1, a part of the NW $1/4$ NW $1/4$ and a part of Lot 2, Section 12, Township 39 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the point of intersection of the East line of Lot 3 of said Section 12, with the meander line of Round Lake, from which point the

Parcel 5 continued

meander corner on the East line of said Section 12 bears South $49^{\circ} 56' 30''$ East, 1713.2 feet distant; thence Northerly along said meander line as follows:

- (1) North $59^{\circ} 35' 30''$ West, 774.1 feet to a point;
- (2) North $47^{\circ} 48' 00''$ West, 1313.8 feet to a point;
- (3) North $55^{\circ} 04' 30''$ West, 986.6 feet to a point; said point being hereinafter referred to as "Point X";
- (4) North $17^{\circ} 35' 00''$ West, 838.1 feet to the meander corner on the North line of said Section 12;
- (5) North $57^{\circ} 35' 00''$ West, 987.1 feet to a point; said point being hereinafter referred to as Point "Y";
- (6) North $10^{\circ} 16' 30''$ West, 2157.3 feet to a point;
- (7) North $5^{\circ} 13' 00''$ West, 980.3 feet to a point;
- (8) North $20^{\circ} 56' 00''$ West, 87.0 feet to the meander corner on the West line of said Section 1; and
- (9) North $23^{\circ} 22' 30''$ West, 1701.9 feet to the meander corner on the North line of said Section 2; thence North $89^{\circ} 56' 00''$ West, leaving said meander line, along said North section line, 32.7 feet, more or less, to the point of intersection of said North line with a parallel to and 30 feet distant Westerly from, when measured at right angles to, the last herein described course of said meander line, said point of intersection being marked by an iron pipe $1 \frac{1}{4}''$ in outside diameter, 30 inches long and driven into the ground as are all angle points on, and the Southerly terminus of, the Westerly line of the real property hereby described so marked; thence Southerly parallel to and 30 feet distant Westerly from said meander line, as follows:

- (1) South $23^{\circ} 22' 30''$ East, 1714.0 feet, more or less, to a point on the bisector of the re-entrant angle first on said meander line;
- (2) South $20^{\circ} 56' 00''$ East, 82.4 feet, more or less, to a point on the bisector of the re-entrant angle next on said meander line;

Parcel 5 continued

and

- (3) South $5^{\circ} 13' 00''$ East, 977.4 feet, more or less, to a point on the bisector of the salient angle next on said meander line;
- (4) South $10^{\circ} 16' 30''$ East, 429.0 feet to a point; thence South $50^{\circ} 47' 00''$ West, leaving said parallel line, 1553.4 feet to a point; thence South $63^{\circ} 53' 00''$ East, 1710.6 feet, more or less, to a point which is South $8^{\circ} 16' 30''$ West, 38.9 feet from Point Y; thence South $45^{\circ} 52' 30''$ East, 921.3 feet to a point; thence South $31^{\circ} 19' 30''$ East, 780.5 feet, more or less, to the point of intersection of the bisector of the salient angle at Point X and a line which is parallel and 30 feet distant Westerly from. when measured at right angles to, said meander line; thence Southerly parallel to and 30 feet distant Westerly from said meander line, as follows:

- (1) South $55^{\circ} 04' 30''$ East, 994.8 feet, more or less, to a point on the bisector of the re-entrant angle next on said meander line; and
- (2) South $47^{\circ} 48' 00''$ East, 1315.0 feet, more or less, to a point on the bisector of the salient angle next on said meander line; thence South $49^{\circ} 35' 00''$ East, leaving said parallel line, 899.8 feet, more or less, to a point on the East line of Lot 3 of said Section 12; said point being the Southerly terminus of said Westerly line and being the Northwest corner of a tract of land in Lot 4 of said Section 12, conveyed by Louis W. Soukup and wife, to Weyerhaeuser Timber Company by a deed dated October 7, 1953, recorded in Deed Volume 264 at page 617, Records of Klamath County, Oregon; hence North $00^{\circ} 07' 00''$ East, along said East lot line, 216.00 feet, more or less, to the point of beginning.

Parcel 6

A parcel of land located in the Northeast Quarter of Section 7, T. 39S., R.

EXHIBIT 'A'

2981

8E., W.M., Klamath County, Oregon more particularly described as follows:
Beginning at the N 1/4 corner of said Section 7; thence along the
westerly line of the northeast quarter S 00° 17' 30" E 1331.69 feet to
the True Point of Beginning; thence S 89° 53' 25" E 666.73 feet; thence S
00° 23' 00" E 1331.31 feet to the southerly line of the northeast
quarter; thence along said southerly line N 89° 55' 26" W 668.86 feet to
the center quarter corner of said Section 7; thence along the westerly
line of the northeast quarter N 00° 17' 30" W 1331.70 feet to the True
Point of Beginning.
Subject to a 30.00 foot road easement being the northerly 30.00 feet of
the above described parcel.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of February A.D., 19 86 at 2:07 o'clock P M., and duly recorded in Vol. M86 day
of _____ Deeds on Page 2977

FEE \$21.00

Evelyn Bienn

By

County Clerk

Bernetha H. Letcher