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STOPPEL DEED

Vol. 1880 Page 16106

**THIS INDENTURE** between Kerry William Arthur Fields & Evelyn Joy Fields hereinafter called the first party, and The State of Oregon By and Through the Director of Veterans' Affairs hereinafter called the second party; **WITNESSETH:**

Whereas, the title to the real property hereinafter described is vested in fee simple in the first party, subject to the lien of a mortgage or trust deed recorded in the mortgage records of the county hereinafter named, in book/reel/ volume No. 77 at page 4792 thereof or as fee/file/instrument/microfilm/reception No. (state which), reference to said records hereby being made, and the notes and indebtedness secured by said mortgage or trust deed are now owned by the second party, on which notes and indebtedness there is now owing and unpaid the sum of \$ 20,644.26, the same being now in default and said mortgage or trust deed being now subject to immediate foreclosure, and whereas the first party, being unable to pay the same, has requested the second party to accept an absolute deed of conveyance of said property in satisfaction of the indebtedness secured by said mortgage and the second party does now accede to said request.

**NOW, THEREFORE**, for the consideration hereinafter stated (which includes the cancellation of the notes and indebtedness secured by said mortgage or trust deed and the surrender thereof marked "Paid in Full" to the first party); the first party does hereby grant, bargain, sell and convey unto the second party, his heirs, successors and assigns, all of the following described real property situate in Klamath County, State of Oregon, to-wit:

Lot 22 of SUMMERS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON

(It is the intent of the parties to this deed that the same shall be a conveyance of the property described herein to the grantee named herein.)

BEFOREME, the undersigned authority, on this 13 day of August, 1985, personally appeared Kerry W. Arthur Fields & Evelyn Joy Fields, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

I, the undersigned authority, do hereby certify that the foregoing instrument is a true and correct copy of the original as the same appears in my records.

IN WITNESS WHEREOF, I have hereunto set my hand and seal of office, this 13 day of August, 1985, at Salem, Oregon.

together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining,

(CONTINUED ON REVERSE SIDE)

Kerry W. Arthur Fields other than as aforesaid

P.O. Box 5152

Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Department of Veterans' Affairs

700 Summer St. NE

Salem, OR 97310-1201

GRANTEE'S NAME AND ADDRESS

Department of Veterans' Affairs

700 Summer St. NE

Salem, OR 97310-1201

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

NAME, ADDRESS, ZIP

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 fee/file/instru-

ment/microfilm/reception No. \_\_\_\_\_

Record of Deeds of said county.

Witness my hand and seal of

County affixed.

NAME \_\_\_\_\_ TITLE \_\_\_\_\_

By \_\_\_\_\_ Deputy

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_

By \_\_\_\_\_

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TO HAVE AND TO HOLD the same unto said second party, his heirs, successors and assigns forever.

And the first party, for himself and his heirs and legal representatives, does covenant to and with the second party, his heirs, successors and assigns, that the first party is lawfully seized in fee simple of said property, free and clear of incumbrances except said mortgage or trust deed and further except NONE

that the first party will warrant and forever defend the above granted premises, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, other than the liens above expressly excepted; that this deed is intended as a conveyance, absolute in legal effect as well as in form, of the title to said premises to the second party and all redemption rights which the first party may have therein, and not as a mortgage, trust deed or security of any kind; that possession of said premises hereby is surrendered and delivered to said second party; that in executing this deed the first party is not acting under any misapprehension as to the effect thereof or under any duress, undue influence, or misrepresentation by the second party, or second party's representatives, agents or attorneys; that this deed is not given as a preference over other creditors of the first party and that at this time there is no person, co-partnership or corporation, other than the second party, interested in said premises directly or indirectly, in any manner whatsoever, except as aforesaid.

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 (indicate which)

In construing this instrument, it is understood and agreed that the first party as well as the second party may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural; that the singular pronoun means and includes the plural, the masculine, the feminine and the neuter and that, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corporation, it has caused its corporate name to be signed hereto and its corporate seal affixed by its officers duly authorized thereunto by order of its Board of Directors.

Dated 12/31, 1984

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.

Kerry William Arthur Fields
Kerry William Arthur Fields

Evelyn Joy Fields

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

(ORS 194.570)

STATE OF OREGON,

STATE OF OREGON, County of

County of Klamath

The foregoing instrument was acknowledged before me this

The foregoing instrument was acknowledged before me this

1984, by

December 31, 1984, by

secretary of

Kerry William Arthur Fields

and Evelyn Joy Fields

corporation, on behalf of the corporation.

Notary Public for Oregon

Notary Public for Oregon

My commission expires: 12-29-85

My commission expires:

(SEAL) (SEAL) (If executed by a corporation, affix corporate seal)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of the 8th day of September A.D., 1986 at 11:23 o'clock A.M., and duly recorded in Vol. M86 of Deeds on Page 16106

FEE \$14.00

Evelyn Biehn, County Clerk
By Pam Smith