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TERMINATION OF LEASED BUSINESS PREMISES

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16534

K- 38322

KNOW ALL MEN BY THESE PRESENTS that on January 28, 1985, BRUCE CARPENTER, as President of First American Management Company as "LESSOR" and ROSS ZIE and DEBORAH A. ZIE, husband and wife, as "LESSEE" made and entered into a certain lease of business premises wherein said LESSOR agreed to let to said LESSEE and the latter agreed to lease from said LESSOR that certain real property located in Klamath County, State of Oregon, legally described as follows, to wit:

EE EXHIBIT A, ATTACHED HERETO AND INCORPORATED HEREIN

a memorandum of which said Lease of Business Premises was Premises is hereby made and which said Lease of Business Premises the parties hereby agree to terminate effective the 3rd day of September , 1986; each of the parties by this instrument agree that the leasehold estate thereby created shall be terminated, and the LESSEE shall be entirely relieved of all further obligations, and that LESSEE will deliver up the premises on or before the date of termination set forth hereinabove in a condition, and under the terms and provisions as are set forth in paragraph XIX of the aforesaid Lease of Business Premises.

ed this day of tigest, 1986 ROSS ZIE DEBORAH A. ZIE

FIRST AMERICAN MANAGEMENT CO.

BY: BRUCE CARPENTER President of First American

Management Company

STATE OF OREGON/COUNTY OF KLAMATH) ss.

Personally appeared the above-named ROSS ZIE and DEBORAH A. ZIE who acknowledged the foregoing instrument as their voluntary

Before me:

Before me:

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NOTARY PUBLIC FOR OREGON

My Commission Expires: 1.24.90

12 Via 2010 STATE OF OREGON/COUNTY OF KLAMATH) ss.

Personally appeared Bruce Carpenter, the president of FIRST AMERICAN MANAGEMENT CO., 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 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. and the second s NOTAR)

PUBLIC FOR NOTARY OREGON

My Commission Expires: 1.24.90

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EXHIBIT A

A parcel of property civilly described as the Lost River and situated at the intersection of South Sixth Street and Inn, Patterson Streets, Klamath Falls, Klamath County, Oregon, which "Lot 1, Tract 1237, according to the plat thereof"

which said real property is a portion of that real property located in the County of Klamath, State of Oregon, legally

described as follows, to wit:

"Parcel 1: A tract of land situated in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 1, Township 39 South, Range 9 East of the

Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at an iron pin which lies North 0°51' West

along the 40 line a distance of 542.3 feet and North 89°09' East a distance of 30 feet from the iron axle which marks the Southwest corner of the NE1SW1 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, and running thence: Continuing North 89°09' East a distance of 257.2 feet to an iron pin; thence North 20°18' West a distance of 164.5 feet to an iron pin; thence North 45° 09' East a distance of 221.6 feet to an iron pin which lies on the Southwesterly right of way line of the Klamath Falls-Lakeview Highway, 40 feet at right angles from its center; thence in a Northwesterly direction following the arc of a 3° 11' curve to the left along the Southwesterly right of way line of the State Highway a distance of 432.3 feet to an iron axle (the long chord of this curve bears North 57°582 West a distance of 421.07') thence South 0°51' East along the Easterly right of way line of Patterson Street a distance of 544.2 feet, more or less, to the point of beginning."

Ret: No sette

EXHIBIT "A"

STATE OF OREGON: COUNTY OF KLAMATH:

Filed for record at request of September

86_at . A.D., 19 of _____Deeds \$9.00

55,

3:59 o'clock P M., and duly recorded in Vol. 12th M86 Evelyn Biehn, County Clerk Bv tem

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