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K-38322
QUITCLAIM DEED

Vol. 186 Page

19249

KNOW ALL MEN BY THESE PRESENTS, That

Clarence H. Newhall

hereinafter called grantor,

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

Shirley F. Hilyard

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 the East $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at the most Westerly corner of Lot 1, Block 1, Hilyard Tracts as the same is shown and recorded in official Klamath County Records, thence from said point of beginning South $37^{\circ}33'$ East along the Westerly line of said Lot 1, Block 1, Hilyard Tracts, 62.80 feet more or less, thence South $05^{\circ}33'$ East along the Westerly line of said Lot 1, Block 1, Hilyard Tracts, 74.73 feet more or less to the most Southerly corner of that certain parcel described in Volume M-79 on page 10239, Microfilm Records of Klamath County, Oregon; thence South $43^{\circ}55'$ West along the Southwesterly extension of the Southerly line of said parcel described in Volume M-79 on page 10239, 78.94 feet to a point which is located 60 feet measured at right angles to the Westerly line of said Lot 1, Block 1, Hilyard Tracts, thence North $05^{\circ}33'$ West parallel to the Westerly line of said Lot 1, Block 1, and 60 feet Westerly measured at right angles, 108.83 feet more or less, thence North $37^{\circ}33'$ West parallel to the Westerly line of said Lot 1 Block 1, and 60 feet Westerly measured at right angles 58.35 feet more or less to a point that is located South $64^{\circ}27'$ West and the South westerly extension of the Northerly line of said Lot 1, Block 1, Hilyard Tracts, thence North $64^{\circ}27'$ East 61.34 feet more or less to the point of beginning.

DESC. CONT ON BACK

(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 \$ NONE

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (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 26 day of June, 1986; 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 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.

STATE OF OREGON,

County of Klamath

June 26, 1986

Personally appeared the above named

Clarence H. Newhall

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

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon
My commission expires: 3/7/88

STATE OF OREGON, County of

19

Personally appeared

and who, being duly sworn, 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 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.

Before me:

Notary Public for Oregon
My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

Clarence H. Newhall

GRANTOR'S NAME AND ADDRESS

Shirley Hilyard
8320 Keller Road
Klamath Falls, Oregon 97601

After recording return to:

Grantee Above

NAME, ADDRESS, ZIP

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

Grantee Above

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/roll/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

SPACE RESERVED
FOR
RECORDER'S USE

86 OCT 22 PM 2 37

19250

CLERK OF COURT

19250

Also

19250

Commencing at the most Northerly corner of Lot 1, Block 1, of Hilyard Tracts, in the County of Klamath, State of Oregon; thence Southeasterly along the Northeasterly line of said Lot 1, 105.5 feet; thence at right angles 100 feet, more or less, to the Westerly line of said Lot 1; thence following said Westerly line of said Lot 1 in a Northwesterly direction 125 feet, more or less, to the most Northwesterly corner of said Lot 1; thence Northeasterly on said Lot line 38.2 feet, more or less, to the place of beginning. SAVING AND EXCEPTING THEREFROM that portion conveyed to State of Oregon in Deed Volume M-71 on page 9890, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 22nd day
of October A.D. 19 86 at 2:37 o'clock P. M., and duly recorded in Vol. M86
of Deeds on Page 19249

FEE \$14.00

Evelyn Biehn, County Clerk
By *[Signature]*

CLERK OF COURT

STATE OF OREGON

CLERK OF COURT