

M57261

ACCOUNT NO.

Klamath Falls Loan Servicing
FIELD OFFICE

IN CONSIDERATION of the sum of Ten Thousand Five Hundred One and no/100 and other valuable considerations

the receipt whereof is hereby acknowledged, the State of Oregon, represented and acting by the Director of Veterans' Affairs, mortgagee named in a certain mortgage bearing date the 4th day of January, 1977, executed and delivered to the said Director by Charles G. Duncan and Leone M. Duncan, husband and wife recorded in Klamath County, Oregon Bk. 177; Pg. 182 on the 4th day of January, 1977, hereby releases from the operation of the said mortgage the following described premises included therein, to-wit:

But this release shall in no way affect or impair the right of the State of Oregon, represented and acting by the Director of Veterans' Affairs, to hold under said mortgage as security for the sum due thereon, or to foreclose and sell under the power contained in said mortgage except that portion thereof hereby released.

IN WITNESS WHEREOF, The State of Oregon, represented and acting by the Director of Veterans' Affairs, has caused these presents to be executed this 31st day of October, 1986, at Salem, Oregon.

STATE OF OREGON
Director of Veterans' Affairs

By Donald L. Gersbach
Manager, Tax Unit

STATE OF OREGON

County of Marion

ACKNOWLEDGMENT

Title

October 31

19 86

Personally appeared the above named Donald L. Gersbach, Manager, Tax Unit authorized to act on behalf of the duly appointed, qualified and acting Director of Veterans' Affairs, and acknowledged the foregoing instrument to be

his voluntary act and deed.

Before me:

AFTER RECORDING RETURN TO:

Department of Veterans' Affairs
3949 South 6th
Suite 102
Klamath Falls, OR 97603

Evelyn M. Mooney
My Commission expires: 3/16/87
Notary Public for Oregon

17202

PARCEL 1:

21506

The NE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ NW $\frac{1}{4}$, NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 3, Township 41 South, Range 11 East of the Willamette Meridian. ALSO the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 34, Township 40 South, Range 11 East of the Willamette Meridian; All that portion of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 3, Township 41 South, Range 11 East of the Willamette Meridian, and all that portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 34, Township 40 South, Range 11 East of the Willamette Meridian, lying East of the following described line:

Beginning at an iron pin on the West line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 3, Township 41 South, Range 11 East of the Willamette Meridian, which is South 0° 30' East 950 feet from the section corner common to Sections 3 and 4, Township 41 South, Range 11 East of the Willamette Meridian and Sections 33 and 34, Township 41 South, Range 11 East of the Willamette Meridian; thence North 47° 15' East along a fence 312 feet; thence North 15° 45' East along said fence 238 feet to a fence corner; thence South 89° 10' East along a fence 132 feet; thence North 2° 30' East along said fence 1308 feet; thence North 0° 50' East along said fence a distance of 206 feet; thence North 11° East along said fence 268 feet, more or less, to the North boundary of said SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 34, Township 40 South, Range 11 East of the Willamette Meridian, EXCEPTING THEREFROM that portion conveyed to George B. Seebeck et ux., by deed recorded in Volume 307 at page 470, Deed Records of Klamath County, Oregon, as follows:

Commencing at the corner of Section 3, 4, 9 and 10, Township 41 South, Range 11 East of the Willamette Meridian; thence 1320 feet due North to the point of beginning; thence 330 feet due East to a point; thence 1320 feet due North to a point; thence 330 feet due West to a point; thence 1320 feet due South to the point of beginning in the NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 3, Township 41 South, Range 11 East of the Willamette Meridian.

PARCEL 2:

The SE $\frac{1}{4}$ NW $\frac{1}{4}$ and the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 3, Township 41 South, Range 11 East of the Willamette Meridian.

ALSO

A parcel of land situated in Section 3, Township 41 South, Range 11 East of the Willamette Meridian, more particularly described as follows:

Beginning at a 5/8 inch iron pin at the intersection of the County Roads marking the East one-fourth corner of Section 10; Township 41 South, Range 11 East of the Willamette Meridian; thence North 00° 02' 50" East 2643.30 feet to the intersection of the County Road from the South and East marking the Southeast corner of said Section 3; thence North 07° 40' 53" West 871.59 feet to a point on the Westerly right of way line of the U.S.B.R. D-13 Lateral marking the true point of beginning of this description; thence North 02° 52' 10" East along the Westerly right of way line of said lateral 290.40 feet; thence North 87° 07' 50" West perpendicular to said right of way line 150.00 feet; thence South 02° 52' 10" West parallel to the said right of way line 290.40 feet; thence South 87° 07' 50" East 150.00 feet to the true point of beginning.

PARCEL 3

A parcel of land situated in Sections 33 and 34 in Township 40 South, Range 11 East of the Willamette Meridian, and Section 3, Township 41 South, Range 11 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of Section 3, Township 41 South, Range 11 East of the Willamette Meridian, marked by an iron pin South $0^{\circ} 30'$ East 950 feet from the Northwest corner of Section 3; thence North $47^{\circ} 15'$ East 312 feet; thence North $15^{\circ} 45'$ East 238 feet to a point on the Easterly boundary of Flesher-Pope Irrigation Ditch, the true point of beginning; thence South $89^{\circ} 10'$ East 132 feet; thence along an existing fence North $2^{\circ} 30'$ West 1308 feet; thence North $0^{\circ} 50'$ East 206 feet; thence North 11° East 268 feet to a point on the South line of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 34, Township 40 South, Range 11 East of the Willamette Meridian; thence East along said South line to the Southeast corner of said NW $\frac{1}{4}$ SW $\frac{1}{4}$; thence North along the East line of said NW $\frac{1}{4}$ SW $\frac{1}{4}$ to the Northeast corner of said forty; thence West along the North line of said forty and the North line of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 33, Township 40 South, Range 11 East of the Willamette Meridian to the Northwest corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence South along the West line of said forty to the Northeasterly boundary of the Flesher-Pope Irrigation Ditch; thence Southeasterly along said ditch boundary to the true point of beginning.

EXCEPTING THEREFROM a parcel of land situated in Section 33, Township 40 South Range 11, East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the CE1/16 corner of said Section 33; thence S $89^{\circ}52'59''$ E 1324.91 feet to the East $\frac{1}{4}$ corner of said Section 33; thence S $00^{\circ}01'38''$ West, along the East line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$, 681.00 feet; thence N $89^{\circ}52'59''$ W 1098.01 feet to a point 15 feet Easterly of the existing center of the Pope-Flesher-Duncan irrigation ditch; thence along a line 15 feet Easterly and Northeasterly of said ditch, N $14^{\circ}37'22''$ W 36.38 feet, N $25^{\circ}14'23''$ W 84.31 feet, N $65^{\circ}24'57''$ W 136.89 feet and N $56^{\circ}25'30''$ W 68.97 feet to a point on the West boundary of said NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence N $00^{\circ}03'35''$ E 474.94 feet to the point of beginning, with bearings based on the survey of said Major Land Partition 10-86.

Reserving, unto Charles G. Duncan and Leone M. Duncan, husband and wife, their successors, heirs, and assigns, a non-exclusive 30 foot roadway easement for ingress and egress over the West 30 feet of the above described property.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the _____ 21st day
of November A.D., 19 86 at 3:19 o'clock P M., and duly recorded in Vol. M68
of _____ Mortgages on Page 21565

FEE \$13.00

Evelyn Biehn, _____ County Clerk
By _____