

KCTC #40252

85464

QUITCLAIM DEED

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3975

KNOW ALL MEN BY THESE PRESENTS, That PATRICIA J. ROST, LINDA D. KLAUITTER, JANICE E. MARION, and JOHN E. ROST, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto DOROTHY EMARD, husband and wife, 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:

The South one-half of the following described property: A tract of land situated in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 11, Township 34 South, Range 7 EWM, more particularly described as follows: Beginning at the Northwest corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$; thence South along the West line of SE $\frac{1}{4}$ NW $\frac{1}{4}$ 440 feet; thence East parallel with the North line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ to the West line of Larson Creek; thence Northerly along said creek to the north line of SW $\frac{1}{4}$ NW $\frac{1}{4}$; thence West along said line to the point of beginning.

This deed is intended to convey back to the grantee herein all interest which grantor may have in that certain real estate contract recorded April 16, 1980, records of Klamath County, Oregon.

(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 \$01.00 of Contract.

~~How ever the consideration consists of or includes other property, goods or services which are the whole or part of the consideration (if true) which the grantor has received or to be received from the grantee, the grantor shall execute a separate deed for each item of property, goods or services so received or to be received from the grantee.~~

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 23rd day of February, 1988; 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 _____

ss.

STATE OF OREGON, County of _____

) ss.

Personally appeared the above named _____

Personally appeared _____ and

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

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.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires:

Before me:

Notary Public for Oregon

My commission expires:

(SEAL)

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of _____

) ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/real/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

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Ted Emard
321 1/2 5th St #2
Klamath Falls, Or. 97601

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

Mr. & Mrs. Ted Emard
321 1/2 5th St #2
Klamath Falls, Or. 97601

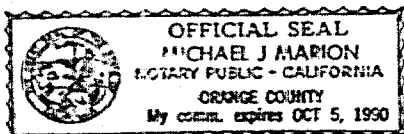
NAME, ADDRESS, ZIP

REC MAR 22 PM 2 11

STATE OF CALIFORNIA

COUNTY OF ORANGE } ss.

On this 26 day of FEBRUARY, in the year 1988
 before me, the undersigned, a Notary Public in and for said State, personally appeared

JANICE E. MARION

_____, personally known to me
 (or proved to me on the basis of satisfactory evidence) to be the person whose name
IS subscribed to the within instrument, and acknowledged to me that She
 executed it.

WITNESS my hand and official seal.

Michael J. Marion
 Notary Public in and for said State.

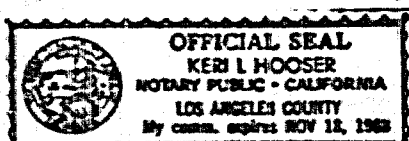
ACKNOWLEDGMENT—General—Notarials Form 233CA—Rev. 5-82

CHARGE UPON CERTAIN—Notarials Form 233CA—Rev. 5-82

STATE OF CALIFORNIA

COUNTY OF Los Angeles } ss.

On this 23 day of February, in the year 1988
 before me, the undersigned, a Notary Public in and for said State, personally appeared

John E. Most

_____, personally known to me
 (or proved to me on the basis of satisfactory evidence) to be the person whose name
IS subscribed to the within instrument, and acknowledged to me that he
 executed it.

WITNESS my hand and official seal.

Keri L. Hooser
 Notary Public in and for said State.

ACKNOWLEDGMENT—General—Notarials Form 233CA—Rev. 5-82

STATE OF CALIFORNIA

COUNTY OF ORANGE } ss.

On MARCH 8, 1988 before me, the undersigned,
 a Notary Public in and for said County and State, personally appeared
LINDA DIANE KRAWITTER

_____, personally known to me (or proved to me on the basis of satisfactory evi-
 dence) to be the person to whose name IS
 subscribed to the within instrument and acknowledged that SHE
 executed the same.

Notary's Signature

STATE OF CALIFORNIA

COUNTY OF Orange } ss.

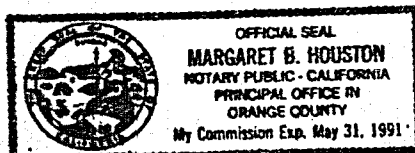
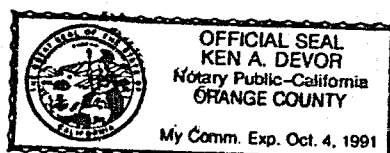
On March 14th 1988 before me, the undersigned, a Notary Public in and for said
 State, personally appeared Patricia J. Rost

who is personally known to me
 (or proved to me on the basis of satisfactory evidence), to be
 the person _____ whose name _____ subscribed
 to the within instrument and acknowledged that _____
 executed the same.

WITNESS my hand and official seal.

Signature Margaret B. Houston

FOR NOTARY STAMP



(This area for official notarial seal)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 22nd day
 of March A.D., 19 88 at 2:11 o'clock P M., and duly recorded in Vol. M88,
 of Deeds on Page 3975

FEE \$15.00

Evelyn Biehn, County Clerk
 By Pam Smith