

89321

## QUIT CLAIM DEED

Vol. 788 Page 11296

Duplicate

To all People to whom these Presents shall come, Greetings;  
KNOW YE, THAT I,

(Name) Gladys M. Goldenin conformity with the terms of a certain Declaration of Trust executed by me under date of Sept. 21, 1982

Klamath Falls, Oregon, do by these presents release and forever Quit-Claim to myself as Trustee under the terms of such Declaration of Trust, and to my successors as Trustee under the terms of such Declaration of Trust, all right, title, interest, claim and demand whatsoever which I as Releasor have or ought to have in or to the property located at: 3542 Oregon Dr., Klamath Falls, Oregon, Pinegrove District, Piney Woods Land Development Co., Lot 2, Block 6, First Addition to Pine Grove Ponderosa, according to the Official Plat thereof, on file in Klamath Co. Courthouse, Klamath Falls, Oregon. Such deed as named above, now recorded in the name of Gladys M. Golden. 2/29/76.

To Have and to Hold the premises, with all the appurtenances, as such Trustee forever; and I declare and agree that neither I as an individual nor my heirs or assigns shall have or make any claim or demand upon such property.

In Witness Whereof, I have hereunto set my hand and seal this 21st day of Sept. 1982

Signed, sealed and delivered in presence of two witnesses:

Robert J. TuccerMaria WynnGladys M. Golden L.S.  
Releasor

The undersigned legal spouse of the above releasor hereby waives all dower or curtesy rights to the hereinabove described property.

\_\_\_\_\_  
Spouse L.S.STATE OF OregonCOUNTY OF Klamath

ss. \_\_\_\_\_

Personally appeared before me this Twenty-one day of September 1982, Gladys M. Golden signer and sealer of the foregoing instrument, and acknowledged the same to be her free act and deed.

(Notary Seal)

Frank H. Hines

Notary Public

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Proctor & Fairclo the 15th day of July A.D. 19 88 at 4:04 o'clock P. M., and duly recorded in Vol. M88 of Deeds on Page 11296

FEE \$8.00

By Evelyn Biehn County ClerkBy Gladys M. Golden

Ret: Proctor &amp; Fairclo, 280 Main

The consideration for this transfer is less than One Dollar

JUL 15 PM 4 04

the Successor Trustee shall hold the trust assets in continuing trust until such beneficiary attains the age of twenty-one years. During such period of continuing trust the Successor Trustee, in his absolute discretion, may retain the specific trust property herein described if he believes it in the best interest of the beneficiary so to do, or he may sell or otherwise dispose of such specific trust property, investing and reinvesting the proceeds as he may deem appropriate. If the specific trust property shall be productive of income or if it be sold or otherwise disposed of, the Successor Trustee may apply or expend any or all of the income or principal directly for the maintenance, education and support of the minor beneficiary without the intervention of any guardian and without application to any court. Such payments of income or principal may be made to the parents of such minor or to the person with whom the minor is living without any liability upon the Successor Trustee to see to the application thereof. If any such minor survives me but dies before the age of twenty-one years, at his or her death the Successor Trustee shall deliver, pay over, transfer and distribute the trust property being held for such minor to said minor's personal representatives, absolutely.

2. I reserve unto myself the power and right (1) to place a mortgage or other lien upon the property, (2) to collect any rental or other income which may accrue from the trust property and, in my sole discretion as trustee, either to accumulate such income as an addition to the trust assets being held hereunder or pay such income to myself as an individual.

3. I reserve unto myself the power and right at any time during my lifetime to amend or revoke in whole or in part the trust hereby created without the necessity of obtaining the consent of any beneficiary and without giving notice to any beneficiary. The sale or other disposition by me of the whole or any part of the property held hereunder shall constitute as to such whole or part a revocation of this trust.

4. The death during my lifetime, or in a common accident or disaster with me, of all of the beneficiaries designated hereunder shall revoke such designation, and in the former event, I reserve the right to designate new beneficiaries. Should I for any reason fail to designate such new beneficiaries, this trust shall terminate upon my death and the trust property shall revert to my estate.

5. In the event of my death or legal incapacity, I hereby nominate and appoint as Successor Trustee hereunder the beneficiary first above named, unless such beneficiary be a minor or legally incompetent; in which event I hereby nominate and appoint as Successor Trustee hereunder the beneficiary whose name appears second above. If such beneficiary named second above shall be a minor or legally incompetent, then I nominate and appoint as Successor Trustee hereunder:

(Name) Douglas S. Golden  
(Address) 3542 Esquerre Dr Klamath Falls Oregon 97603  
Number Street City State

6. This Declaration of Trust shall extend to and be binding upon the heirs, executors, administrators and assigns of the undersigned and upon the Successors to the Trustee.

7. The Trustee and his successors shall serve without bond.

8. This Declaration of Trust shall be construed and enforced in accordance with the laws of the State of Oregon

IN WITNESS WHEREOF I have hereunto set my hand and seal this Sept. 21, 1982 day of

19

(sign here)

Gladys M. Golden L.S.

Witness: (1) Randy Tucker

Witness: (2) Marie Wynn

State of Oregon

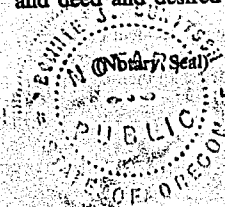
County of Klamath

ss:

On the Twenty-one day of September, nineteen hundred and 82

before me came Gladys M. Golden

known to me to be the individual described in, and who executed the foregoing instrument, and she acknowledged that she executed the same, and in due form of law acknowledge the foregoing instrument to be her free act and deed and desired the same might be recorded as such.



Douglas S. Golden

Notary Public

1-12-86

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Proctor & Fairclo the 15th day of July A.D., 19 88 at 4:04 o'clock P. M., and duly recorded in Vol. M88 of Deeds on Page 11294

FEE \$13.00

Evelyn Biehn - County Clerk

By Douglas S. Golden

Ret: Proctor & Fairclo, 280 Main