

OA

90548

QUITCLAIM DEED

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13468

KNOW ALL MEN BY THESE PRESENTS, That WINEMA PENINSULA, INC.,

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto DONALD FLOYD SPEARS and JUNE RUBY SPEARS, 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:

A parcel of land situated in Section 31, Township 34 South, Range 7 East of the Willamette Meridian, being more particularly described as follows: Beginning at a 5/8 inch iron pin on the South line of the NW $\frac{1}{4}$ of said Section 31 from which an axle marking the Southeast corner of said NW $\frac{1}{4}$ bears South 89°39'59" East along said South line, 57.66 feet; thence North 04°45'10" West, 649.89 feet; thence South 89°45'20" East parallel to but 660 feet Southerly of the North line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 31, 777.50 feet to the Westerly right of way line of Oregon Highway No. 62; thence South 11°51'08" East along said right of way line 664.18 feet to the intersection of said right of way line with the South line of the N $\frac{1}{2}$ of said Section 31; thence leaving said right of way line North 89°39'59" West along said South line of the North $\frac{1}{2}$ of Section 31, 860.08 feet to the point of beginning.

(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 \$ 1.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate what other property or value was given or promised) 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 18th day of August, 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 DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,)
County of) ss.
Personally appeared the above named)
19)

Winema Peninsula, Inc. BY:
Leroy Gierger (Pres)
Elaine P. Gierger (Sec.)
Klamath) ss.
STATE OF OREGON, County of)
BIB)
Personally appeared Leroy Gierger) and
Elaine P. Gierger) 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 WINEMA

and acknowledged the foregoing instru-
ment to be voluntary act and deed.
Before me:
Notary Public for Oregon
My commission expires:

PENINSULA, INC., 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 be-
half 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:
Bonnie M. Kucher (SEAL)
Notary Public for Oregon
My commission expires: 11.5.90
(If executed by a corporation,
affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Richard Fairclo
280 Main Street
Klamath Falls, Or. 97601
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of Klamath)
I certify that the within instru-
ment was received for record on the
19th day of Aug., 1988
at 1:38 o'clock P.M., and recorded
in book reel volume No. M88 on
page 13468 or as document/fee/file/
instrument/microfilm No. 90548
Record of Deeds of said county.
Witness my hand and seal of
County affixed.

Evelyn Biehn County Clerk
NAME TITLE

Fee \$8.00

By Richard Fairclo Deputy