

91422

## QUITCLAIM DEED

Vol. 2788 Page 15013

KNOW ALL MEN BY THESE PRESENTS, That

KLAMATH DEVELOPMENT COMPANY

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto  
EDWARD J. SHIPSEY, AND FIDELITY FUNDING AND REALIZATION CO., INC.,  
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:

Three parcels of land located in Section 6, Township 40 South, Range 8 East of the  
Willamette Meridian, more fully described in the attached Exhibit "A", attached  
hereto and by this reference incorporated herein.

(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 \$ -0-

However, the actual consideration consists of or includes other property or value given or promised which is  
the whole part of the consideration (indicate which). (The sentence between the symbols ©, 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 8th day of September, 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 DE-  
SCRIBED 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

September 8, 1988

Personally appeared the above named

E. J. Shipsey

KLAMATH DEVELOPMENT COMPANY

E. J. SHIPSEY, President

STATE OF OREGON, County of

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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 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:

(SEAL)

Notary Public for Oregon

My commission expires:

(If executed by a corporation,  
affix corporate seal)

and acknowledged the foregoing instru-  
ment to be his voluntary act and deed.

Before me:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires: 5/21-89

Klamath Development Company

P.O. Box 52

Keno, OR 97627

GRANTOR'S NAME AND ADDRESS

E.J. Shipsey &amp; F.F. &amp; R. Co, Inc.

P.O. Box 52

Keno, OR 97627

GRANTEE'S NAME AND ADDRESS

After recording return to:

E.J. Shipsey &amp; F.F. &amp; R. Co, Inc.

P.O. Box 52

Keno, OR 97627

NAME, ADDRESS, ZIP

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

E.J. Shipsey &amp; F.F. &amp; R. Co, Inc.

P.O. Box 52

Keno, OR 97627

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

SS.

I certify that the within instru-  
ment was received for record on the  
day of , 19

at o'clock M., and recorded  
in book/reel/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

900 SEP 14 AM 8 52

## PARCEL 1

A parcel of land situated in the NW $\frac{1}{4}$  of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 5/8" iron pin on the North line of said Section 6 from which the Northwest corner of said Section 6 bears South 89°47'18" West 137.90 feet; thence from said point of beginning North 89°12'18" East along the North line of said Section 6, 67.90 feet to a 5/8" iron pin; thence South 00°07'06" East 193.25 feet to a 5/8" iron pin on the Northerly right of way line of the Klamath Falls-Ashland Highway; thence South 88°57'00" West along the Northerly right of way line of said Klamath Falls-Ashland Highway 67.91 feet to a 5/8" iron pin; thence North 00°07'06" West 194.24 feet to the point of beginning.

## PARCEL 2

A parcel of land situated in the NW $\frac{1}{4}$  of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 5/8" iron pin on the North line of said Section 6 from which the Northwest corner of said Section 6 bears South 89°47'18" West 70.00 feet; thence from said point of beginning North 89°47'18" East along the North line of said Section 6, 67.90 feet to a 5/8" iron pin; thence South 00°07'06" East 194.24 feet to a 5/8" iron pin on the Northerly right of way line of the Klamath Falls-Ashland Highway; thence South 88°57'00" West along the Northerly right of way line of said Klamath Falls-Ashland Highway 67.91 feet to a 5/8" iron pin; thence North 00°07'06" West 195.24 feet to the point of beginning.

## PARCEL 3

A parcel of land situated in the NW $\frac{1}{4}$  of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 5/8" iron pipe on the North line of said Section 6 from which the Northwest corner of said Section 6 bears South 89°47'18" West, 205.80 feet; thence from said point of beginning North 89°47'18" East along the North line of said Section 6, 69.66 feet to a 5/8" iron pin which is located South 89°47'18" West 60.00 feet from the Northwest corner of that certain parcel of land recorded in M77 at page 8510 official Klamath County records; thence South 00°16'59" West, 60.00 feet Westerly at right angles and parallel to the Westerly line of said parcel recorded in M77 at page 8510, 192.26 feet to 5/8" iron pin on the Northerly right of way line of said Klamath Falls-Ashland Highway; thence South 88°57'00" West along the Northerly right of way line of said Klamath Falls-Ashland Highway 68.32 feet to a 5/8" iron pin; thence North 00°07'06" West 193.25 feet to the point of beginning.

## EXHIBIT "A"

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath Development Co. the 14th day of Sept. A.D., 1988 at 8:52 o'clock A.M., and duly recorded in Vol. M88 of Deeds on Page 15013

FEE \$13.00

Evelyn Biehn County Clerk

By Quelene Mullens