<u>-DEED—ESTOPPEL (In lieu of foreclosuse) (Individual or Corporate</u> OARE 91881 K-40697 Vol. m88 THIS INDENTURE between _____ John Van Engers Page15951 hereinafter called the first party, and Michael B. Jager and Margaret H. Jager and Clark J. Kenyon Whereas, the title to the real property hereinafter described is vested in fee simple in the first party, subject to the lien of a mortgage or trust deed recorded in the mortgage records of the county hereinafter named, in book/reel/ (state which), reference to said records hereby being made, and the notes and indebtedness secured by said mortgage or trust deed are now owned by the second party, on which notes and indebtedness there is now owing and unpaid immediate foreclosure, and whereas the first party, being unable to pay the same, has requested the second party to accept an absolute deed of conveyance of said property in satisfaction of the indebtedness secured by said mortgage NOW, THEREFORE, for the consideration hereinafter stated (which includes the cancellation of the notes and indebtedness secured by said mortgage or trust deed and the surrender thereof marked "Paid in Full" to the first party), the first party does hereby grant, bargain, sell and convey unto the second party, his heirs, successors Oregon towit: Lots 4 and 5 in Block 8, Tract 1069, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. 11 and August of the characteristic MERANING DEBUSINELL IO AFRIDA VBSKOARD DBSP CRECE WILL INF VARIOUSLIC CLA CE CORMA DESCRIPTION UNIT VALIDATION OF LINE ANOINT DESCRIPTION OF WALLS AND OF THE ANOINT THIS INSTRUMENT DOES NOT CONFERNMENT THAT WAL September 15 oursessed destand in ender of its Bound of Discret pordition if has evened. It conforme munic to be discussion with the optimized states of the states with a IN WITNESS WEEREOF IN THE FAILY MADE HAR STRATES THE WEEKE AND A STRATES A equality to story and to individually. Hat. Floorfle, all freathalletti chuigast shall bé purdes a suitail ann Baghas a saas. plurit the tracour memorial indules the plurit the offer offer of the state of the nar be nor the one reconciliat if the content ab repaired the spiritual statistical to the spiritual statistics (a constant the maximum of a magnation of the second statistics and mar of the constituent of the With the With the With the With the second s together with all of the tenements, hereditaments and appurtenances thereunto belonging or a n An Antonio ing, all time and matriced consideration bend for this the n-

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TO HAVE AND TO HOLD the same unto said second party, his heirs, successors and assigns forever. And the first party, for himself and his heirs and legal representatives, does covenant to and with the second party, his heirs, successors and assigns, that the first party is lawfully seized in fee simple of said property, free and clear of incumbrances except said mortgage or trust deed and further except

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John van Engers

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that the first party will warrant and forever defend the above granted premises, and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, other than the liens above expressly excepted; that this deed is intended as a conveyance, absolute in legal effect as well as in form, of the title to said premises to the second party and all redemption rights which the first party may have therein, and not as a mortgage, trust deed or security of any kind; that possession of said premises hereby is surrendered and delivered to said second party; that in executing this deed the first party is not acting under any misapprehension as to the effect thereof or under any duress, undue influence, or misrepresentation by the second party, or second party's representatives, agents or attorneys; that this deed is not given as a preference over other creditors of the first party and that at this time there is no person, co-partnership or corporation, other than the second party, interested in said premises directly or in-

directly, in any manner whatsoever, except as aforesaid.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$...100.00. OHowever, the actual consideration consists of or includes other property or value given or promised which is

one In construing this instrument, it is understood and agreed that the first party as well as the second party part of the consideration (indicate which). may be more than one person; that if the context so requires, the singular shall be taken to mean and include the plural; that the singular pronoun means and includes the plural, the masculine, the feminine and the neuter and that, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corequally to corporations and to individuals. poration; it has caused its corporate name to be signed hereto and its corporate seal affixed by its officers duly

authorized thereunto by order of its Board of Directors. Dated September 15 , 19.88

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY 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.

(If the signer of the above is a corporation, (ORS)	194.570) Cuntural	()ss.
(If the signer of the above is a corporate) use the form of acknowledgment opposite.)	STATE OF OREGON, County of	cknowledged before me this
(If the signer of the above is a corporation, [ORS] use the form of addnowledgment opposite.] STATE OF OREGON, County of Classical and Classi	Contamber 10 in 84 by John	van Engers,
County of Lane	September 19, 19, 1, by	, , , , , , , , , , , , , , , , , , , ,
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