

K-40252
ESTOPPEL DEED

Vol. m88 Page 22116

THIS INDENTURE between _____ **VALERIE J. CROOK**

hereinafter called the first party, and GEORGE E. MCMAHAN AND MARGARET M. WOOD
hereinafter called the second party; WITNESSETH:

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/ volume No. M86 at page 16631 thereof or as fee/file/instrument/microfilm/reception No. _____ (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 the sum of \$ 20,464.41, the same being now in default and said mortgage or trust deed being now subject to 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 and the second party does now accede to said request.

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 and assigns, all of the following described real property situate in _____ Klamath _____ County, State of Oregon _____, to-wit:

....., 10-WIT:

SEE ATTACHED EXHIBIT "A"

88 DEC 29 AM 9 07

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100-443886-100

IN ALLIANCE AGREEMENT, we just bought some ushers for wedding. The wedding is a girl. Don't get too
silly. It's a celebration and it's beautiful.

...the ...

in connection with the investigation of the activities of the Communist Party, U.S.A., and its affiliates, and the results of the investigation.

together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertain-
ing;

(CONTINUED ON REVERSE SIDE)

Valerie J. Crook

GRANTOR'S NAME AND ADDRESS

George McMahan and

Margaret Woody

GRANTEE'S NAME AND ADDRESS

After recording return to:

George McMahan & Margaret Woody

744 N 10th St.

Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

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

Same as Above

NAME, ADDRESS, ZIP

STATE OF OREGON

County of San Diego ss

I certify that the within instrument

was received for record on the _____ day _____

of _____ day

....., 19....., at
..... o'clock M. and recorded

in book/reel/volume No. _____

page _____ or as fee / file / list _____

ment/microfilm/reception No

Record of Needs of said court

Witness my hand and

County affixed

County added.

CONFIDENTIAL

NAME	TITLE
NAME	TITLE

By Richard L. Smith Deputy

Deputy

22117



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

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 indirectly, in any manner whatsoever, except as aforesaid.

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 part of the consideration. (indicate which).

In construing this instrument, it is understood and agreed that the first party as well as the second party 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 equally to corporations and to individuals.

IN WITNESS WHEREOF, the first party above named has executed this instrument; if first party is a corporation, 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 December 21, 1988

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.

Valerie J. Crook
VALERIE J. CROOK

KLAMATH COUNTY TITLE COMPANY

BY: *Trudie Durant*
TRUSTEE

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF ~~OREGON~~ California

(ORS 194.570)

County of Alameda

ss.

The foregoing instrument was acknowledged before me this December 21, 1988, by

Valerie J. Crook

STATE OF OREGON, County of Klamath

ss.

The foregoing instrument was acknowledged before me this December 28, 1988, by

Trudie Durant
president, and by *Trudie Durant*
secretary of Klamath County Title Co.

corporation, on behalf of the corporation.

(SEAL)

Lorraine E. Hales
Notary Public for California

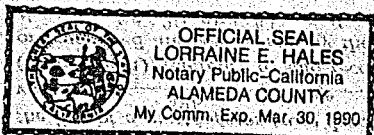
My commission expires: 3/30/90

Debra Buckner
Notary Public for Oregon

My commission expires: 12-19-92

(SEAL)

NOTE—The signature of the person acknowledged or the corporation, if applicable, should be deleted. See ORS 93.030.
(If executed by a corporation, affix corporate seal)



NOTARY PUBLIC
LORRAINE E. HALES
ALAMEDA COUNTY
My Comm. Exp. Mar. 30, 1990

NOTARY PUBLIC
DEBRA BUCKNER
OREGON
My Comm. Exp. 12-19-92

EXHIBIT

A portion of the Westerly end of Lot "A" of the resubdivision plat of Lots 1, 2, 7 and 8 Block 45, Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows:

Beginning on the Southerly line of Washington Street (formerly Canal Street) at the most Westerly corner of said Lot "A"; thence Southeasterly along the Westerly line of said Lot "A" forty-five feet, more or less, to the most Southerly corner of said Lot "A"; thence Northeasterly along the line between Lots "A" and "B" of said Block, 38 feet; thence Northwesterly to a point on the South line of Washington Street, 40 feet Northeasterly from the point of beginning; thence Southwesterly along said Southerly line of Washington Street, 40 feet to the place of beginning.

And a strip of land off the Northeast corner of Lot 6, Block 45 in Nichols Addition to the City of Klamath Falls, Oregon, in the County of Klamath, State of Oregon, described as follows: Beginning on the Southerly line of Washington Street (formerly Canal Street) at the intersection with the Southerly line of said street and the Easterly line of said Lot 6; thence Southerly along the said Easterly line of Lot 6, 90 feet; thence Westerly at right angles 11 feet; thence Northerly and parallel with the Easterly line of said Lot 6 to Washington Street; thence Easterly along Washington Street to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 29th day
of Dec. A.D., 19 88 at 9:02 o'clock A M., and duly recorded in Vol. M88,
of Deeds on Page 22116.

FEE \$18.00

Evelyn Biehn County Clerk

By A. E. M. Mendenhall