FORM No. 240-DEED-ESTOPPEL (In lieu of foreclosure) (Individual or Corporate).

22152

ESTOPPEL DEED

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THIS INDENTURE between ... Charles Thorpe and Helen Thorpe, husband and wife, hereinalter called the first party, and ...Highland Community Federal Credit Union 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/ (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 \$.51,593.51, 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

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, second party's heirs, successors and assigns, all of the following described real property situate in _____ Klamath _____ County, See attached Exhibit B - Legal Description.

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

Charles Thorpe and Helen Thorpe 1250 S 2nd St Springfield, Or STATE OF OREGON, 97477 GRANTOR'S NAME AND ADDRESS County of Highland Community Federal Credit Union ss. Certify that the within instrument . 3737 Shasta Way was received for record on the day Klamath Falls, Or 97603 GRANTEE'S NAME AND ADDRESS of, 19....., at After recording return to: in book/reel/volume No. on SPACE RESERVED Highland Community Federal Credit Union page or as fee/file/instru-FOR 3737 Shasta Way RECORDER'S USE ment/microfilm/reception No......, Klamath Falls Or Record of Deeds of said county. 97603 NAME, ADDRESS, ZIP Witness my hand and seal of Until a change is requested all tax statements shall be sent to the following address. County affixed. Highland Community Federal Credit Union 3737 Shasta Way Klamath Falls Or 97603 NAME NAME, ADDRESS, ZIP By Deputy

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MTC NO: 24484

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EXHIBIT "B" LEGAL DESCRIPTION

PARCEL 1:

A parcel of land situated in Section 31, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Southeasterly right of way line of the Old County Road known as "Puckett Road" from which the most Easterly corner of Lot 1, Block 1, KLAMATH RIVER ACRES bears the following two bearings and distances: North 46 degrees 47' East 533.15 feet, North 46 degrees 35' 18" West 291.18 feet; thence from said point of beginning Southwesterly along the Southeasterly right of way line of said "Puckett Road" 737 feet, more or less, to the Northerly line of the Weyerhaeuser Timber Company Private Logging Road; thence Southeasterly along the Northerly line of said Weyerhaeuser Timber Company Private Logging Road, 183 feet more or less to the Northwesterly right of way line of the Klamath Falls-Ashland Highway (Highway 66), thence Northeasterly along the Northwesterly right of way line of said Klamath Falls-Ashland Higway (Highway 66) 688 feet more or less to a point that is located South 50 degrees 02' 00" East 361.12 feet from the point of beginning; thence North 50 degrees 02' 00" West 361.12 feet to the point of beginning.

Tax Account No: 3908 031C0 00300 (portion)

PARCEL 2:

A parcel of land situated in Section 31, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Southerly line of the Weyerhaeuser Timber Company Private Logging Road and the Southeasterly right of way line at the Old County Road known as "Puckett Road" from which the Northeast corner of Lot 17, Block 8, KLAMATH RIVER ACRES, bears the following two bearings and distances: North 63 degrees 02' 00" West 50.38 feet; South 19 degrees 53' 57" West, 60.45 feet; thence from said point of beginning Southwesterly along the Easterly right of way line of the said old County Road known as "Puckett Road" 606 feet, more or less, to the Westerly right of way line of the Klamath Falls-Ashland Highway (Highway 66); thence Northeasterly along the Westerly right of way line of said Klamath Falls-Ashland Highway (Highway 66) 608 feet, more or less, to the Southerly line of the Weyerhaeuser Timber Company Private Logging Road; thence Westerly along the Southerly line of the said Weyerhaeuser Timber Company Private Logging Road 153 feet, more or less to the point of beginning.

Tax Account No: 3908 031C0 00300 (portion)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for	record at request of	Highland Community FCU	the	lst	dav
of	<u>Nov.</u> A.D., 19		recorded in	n Vol. <u>M90</u>	,
	of	Deeds on Page21987	·		
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