

37308

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MTC 25297

UPON RECORDING RETURN TO:
WESTERN PIONEER TITLE CO
P.O. Box 10146
Eugene, OR 97440

The Travelers Insurance Company
Loan No. 202098

PARTIAL RELEASE

STATE OF CONNECTICUT)
COUNTY OF HARTFORD)

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Mortgage dated December 1, 1982, recorded in Volume M 82, Page 18205 as Instrument No. 18615 of the Mortgage Records of Klamath County, Oregon, Nancy Barnes Coffin, Trustee, S. Rush Coffin, Special Trustee and Co-Trustee and W.C. Ranch, Inc., an Oregon corporation, Mortgaged to The Travelers Insurance Company, 1862 acres of land, more or less, situated in said County as fully described in said Mortgage, reference to which is here made, to secure a First Mortgage Note of even date therewith in the original principal sum of \$600,000.00 payable to the order of The Travelers Insurance Company;

NOW THEREFORE, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it paid, the receipt of which is hereby acknowledged, THE TRAVELERS INSURANCE COMPANY, a corporation, of Hartford, Connecticut, the owner and holder of the above described Note, has RELEASED, and by these presents does hereby RELEASE, the following described portion, AND NONE OTHER, of the property described in the abovesaid Mortgage from all liens and security interests held by it as security for the indebtedness secured by the abovesaid First Mortgage Note; the portion of such property being released hereby being described as follows, to-wit:

100.00 acres of land, more or less, described as follows, to-wit:

E1/2 NE1/4, NE1/4 SE1/4, EXCEPTING THEREFROM that portion of said NE1/4 SE1/4 lying south of the established County Road running Northwesterly and Southeasterly across said NE1/4 SE1/4 OF Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

But it is expressly agreed and understood that this is a Partial Release only as to the property specifically described next hereinabove; and nothing herein contained shall be construed to in any way affect, impair or release the liens and security interests held by THE TRAVELERS INSURANCE COMPANY as to any other property described in the abovesaid Mortgage, but all such other property shall remain bound and encumbered in favor of THE TRAVELERS INSURANCE COMPANY as heretofore.

82753

NO. 28
23754

DESCRIPTION OF REAL PROPERTY CONVEYED

SW $\frac{1}{4}$ SW $\frac{1}{4}$, Section 17, Township 28 South, Range 8 E.W.M.

EXCEPTING THEREFROM the following-described portion: Commencing at the section corner common to Sections 17, 18, 19 and 20, Township 28 S., R. 8 E.W.M.; thence North, along the Section line between Sections 17 and 18, 400 feet to the point of beginning; thence East 300 feet; thence North 56°19' E. 360.6 feet; thence North 600 feet; thence West 600 feet to the Section line; thence South, along the Section line, 800 feet to the point of beginning.

ALSO EXCEPTING THEREFROM all of the hereinabove described property lying easterly of U.S. Highway 97, also known as The Dalles-California Highway.

ALSO EXCEPTING THEREFROM Parcel 1 of Minor Partition No. 17-86, filed for record on March 14, 1990, more particularly described as follows:

A parcel of land situate in the Southwest One Quarter of Section 17, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows: Beginning at a point on the South line of Section 17, said point being 596.21 feet South 89°49'03" East of the Southwest corner of said Section and running North 17°15'26" East 495.23 feet; thence North 83°47'10" East 214.95 feet to the Westerly right-of-way line of Highway No. 97; thence along said right-of-way line, South 17°15'26" West 520.28 feet to the South line of Section 17; thence along the Section line North 89°49'03" West 206.26 feet to the Point of Beginning.

ALSO EXCEPTING THEREFROM reservations and restrictions of records, rights of way, and easements of record and those apparent on the land, contract and/or liens for irrigation and/or drainage.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Parks & Ratliff the 13th day
of Nov. A.D., 19 91 at 4:00 o'clock P. M., and duly recorded in Vol. M91
of Deeds on Page 23753
By Evelyn Biehn County Clerk
Daniel Muller

FEE \$33.00