

<b>RETURN TO:</b> Andrew C. Brandsness 411 Pine Street Klamath Falls, OR 97601	<b>TAX STATEMENT TO:</b> Jonathan H. Downing 601 Van Ness Ave #E3302 San Francisco, CA 94102	<b>CLERK'S STAMP:</b>
---	---	-----------------------

## -ESTOPPEL DEED-

THIS INDENTURE between Frank R. Mazzeo and Tricia Mazzeo, husband and wife, hereinafter called Grantors, and Jonathan H. Downing and Lynne M. Downing, hereinafter called Grantees:

## R E C I T A L S:

A. On August 31, 1988, Grantees sold to Grantors, under a Trust Deed, dated August 31, 1988, recorded on September 21, 1988 in Book M88 at page 15627, Mortgage Records of Klamath County, Oregon, and a Promissory Note in the amount of \$27,900.00 dated August 31, 1988, made in Klamath Falls, Oregon, signed by F.R. Mazzeo and Tricia Mazzeo, the hereinafter described real property.

B. Grantors have requested Grantees to accept an absolute deed of conveyance of said property in satisfaction of the indebtedness and Grantees have acceded to said request.

## W I T N E S S E T H:

NOW, THEREFORE, in consideration of the cancellation of the indebtedness evidenced by said Trust Deed and Promissory Note, and relinquishment of any claims whatsoever, Grantors do hereby grant, bargain, sell and convey to Grantees, the following described property, situate in the County of Klamath, State of Oregon, to wit:

Lot 7 in Block 12 of West Chiloquin Addition.

The Grantors covenant that by this conveyance they are conveying all of their right, title and interest to said premises, including but not limited to, any redemption rights and that they are not acting under any misrepresentations, duress or undue influence by Grantee.

The true and actual consideration for this transfer is cancellation of the debt in the above-described promissory note, and payment of the sum of \$500.00.

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.

IN WITNESS WHEREOF the Grantors above-named have executed this instrument.

DATED this 23<sup>rd</sup> day of September, 1993.

Frank R. Mazzeo  
 Frank R. Mazzeo

Tricia Mazzeo  
 Tricia Mazzeo

STATE OF OREGON )

County of Coos )

ss. September 23, 1993.

Personally appeared the above-named Frank R. Mazzeo and Tricia Mazzeo, and acknowledged the foregoing instrument to be their voluntary act. Before me:

Karen S. Pullen  
 Notary Public for Oregon  
 My Commission expires: 9.3.94



