

NA 73697

QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS, That Melvin G. Sumner Alice R. Sumner hereinafter called grantor,

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto Alice R. Sumner And Eber Tim Sherman Jane Anita Sherman Not as tenants in common but with the rights of survivorship hereinafter called grantee, and unto grantee's heirs, successors and assigns all of the grantor's right, title and interest in that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A tract of land situated in the NW1/4, Section 15, Township 39 S., R. 9 E.W.M., and portions of Tracts 15 and 18, Subdivision of "Tracts 25 to 32, inclusive, together with the South 10 feet of Tracts 33 and 34 of Altamont Ranch Tracts", and being more particularly described as follows: Beginning at the Southeast corner of said Tract 15; thence S. 88°46' E., along the easterly prolongation of the South line of said Tract 15, 51.5 feet to a 5/8 inch iron pin on the westerly right of way line of Bisbee Street as shown on Map of Record Survey No. 3553, said right of way line being established by order of the Board of County Commissioners on December 31, 1981; thence N. 00°00'04" W., along said westerly right of way line, 81.52 feet to a 5/8 inch iron pin; thence leaving said right of way line N. 60°48' W. 357.29 feet to a 5/8 inch iron pin, said point being 273.0 feet easterly of, and at right angles to, the West line of said Tract 15; thence S.

00°08'06" W. 249.10 feet, more or less, to a 5/8 inch iron pin on the South line of said Tract 15; thence S. 88°46' E., along said South line, 261.0 feet, more or less, to the point of beginning. SUBJECT TO: (1) Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder. (2) Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith. (3) Rules, regulations and assessments of South Suburban Sanitary District. (4) Reservations and restrictions in deed from R. H. Ellis, et ux, to Charles E. Sackett, dated July 15, 1927, recorded August 3, 1927, in Volume 77, Page 287, Deed Records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

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 the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 30th day of December, 1993 if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized thereto by order of its board of directors.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Melvin G. Sumner
Alice R. Sumner

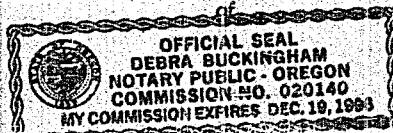
STATE OF OREGON, County of Klamath ss. This instrument was acknowledged before me on December 30, 1993.

by Melvin G. Sumner and Alice R. Sumner

This instrument was acknowledged before me on December 30, 1993.

by _____

as _____



Debora Buckingham
Notary Public for Oregon
My commission expires 12-19-96

Grantor's Name and Address	
Grantee's Name and Address	
After recording return to (Name, Address, Zip):	
<u>Alice R. Sumner</u>	
<u>2313 Wyda Way</u>	
<u>Sacto. CA 95825</u>	
Until requested otherwise send all tax statements to (Name, Address, Zip):	
<u>Alice R. Sumner</u>	
<u>2313 Wyda Way</u>	
<u>Sacto. CA 95825</u>	

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, County of Klamath ss.

I certify that the within instrument was received for record on the 30th day of Dec, 1993, at 10:41 o'clock AM, and recorded in book/reel/volume No. M93 on page 35324 and/or as fee/file/instrument/microfilm/reception No. 73697. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
NAME TITLE
By Darlene Mulendy, Deputy

Fee \$30.00

30000
50000