

79453

ASPEN NO. 04041614

## QUITCLAIM DEED

Vol. 1194 Page 11818

KNOW ALL MEN BY THESE PRESENTS, That KENT L. PEDERSON

, hereinafter called grantor,

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto

KENT L. PEDERSON and LINDA L. PEDERSON, husband and wife

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:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND MADE A PART  
HEREOF AS THOUGH FULLY SET FORTH HEREIN.....

(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 \$10,000.00 CLEAR TITLE...

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 20th day of APRIL, 1994; 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.

KENT L. PEDERSON

STATE OF OREGON, County of KLAMATH ss.

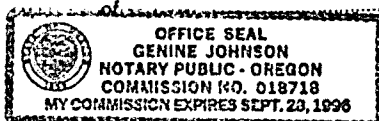
This instrument was acknowledged before me on APRIL 20, 1994,

by KENT L. PEDERSON

This instrument was acknowledged before me on 1994,

by

as



Genine Johnson  
Notary Public for Oregon  
My commission expires SEPTEMBER 28, 1996

KENT L. PEDERSON

Grantor's Name and Address

KENT L. PEDERSON  
LINDA L. PEDERSON

Grantee's Name and Address

After recording return to (Name, Address, Zip):

KENT L. PEDERSON  
c/o Aspen Title Co

Until requested otherwise send all tax statements to (Name, Address, Zip):

SPACE RESERVED  
FOR  
RECORDER'S USESTATE OF OREGON, } ss.  
County of }

I certify that the within instrument was received for record on the day of 1994, at o'clock M., and recorded in book/reel/volume No. on page and/or as fee/tile/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

## EXHIBIT "A"

## PARCEL 1:

The Northerly 62 feet of Lot 1, Block 3, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning on the Southeasterly line of Pine Street at its intersection with the line between Lots 1 and 2, Block 3, Hot Springs Addition; thence Southerly along said line between said Lots 1 and 2, 62 feet; thence Northeasterly at right angles to said line between Lots 1 and 2 to the Easterly line of said Lot 1; thence Northwesterly along said Easterly line of Lot 1 to the Southerly line of Pine Street; thence Westerly along the line of Pine Street to the point of beginning.

## PARCEL 2:

Lot 2, Block 3, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, in the County of Klamath, State of Oregon.

## PARCEL 3:

Lot 10, Block 2, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

CODE 1.1 MAP 3809-29DD TL 7000  
CODE 1.1 MAP 3809-29DD TL 6900  
CODE 1.1 MAP 3809-29DD TL 7300

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 20th day  
of April A.D., 19 94 at 3:12 o'clock P M., and duly recorded in Vol. M94  
of Deeds on Page 11818

Evelyn Biehn County Clerk  
By Debbie M. Mendenhall

FEE \$35.00