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05-27-94P02:28 RCVD

Vol. 94 Page 16949

K-46041
QUITCLAIM DEED

Living Word Fellowship an Oregon Non-Profit Organization, Grantor, releases and quitclaims to James Mueller, Grantee all right, title and interest in and to the following described real property to-wit:

See Exhibit "A" attached hereto.

Subject to: reservations, restrictions, rights-of-way, easements of record and those apparent upon the land.

The true and actual consideration paid for this conveyance is: \$0.00.

Dated this 20 day of May, 1994.

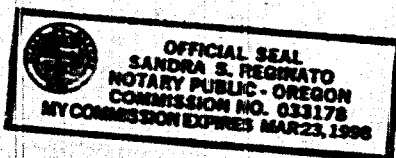
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

In Witness Whereof, the grantor has executed this instrument this 20 day of May, 1994.

Dennis L. Roberts
LIVING WORD FELLOWSHIP
By Dennis L. Roberts, President

STATE OF OREGON)
) ss.
County of Klanath)

The foregoing instrument was acknowledged before me this 20 day of May, 1994.



Sandra S. Regnato
NOTARY PUBLIC FOR OREGON
My Commission Expires: 03-23-98

16950

AFTER RECORDING, RETURN TO:

DONALD R. CRANE
635 MAIN STREET
KLAMATH FALLS, OREGON 97601

GRANTOR'S NAME AND ADDRESS:

LIVING WORD FELLOWSHIP
P.O. BOX 255
KLAMATH FALLS, OREGON 97601

GRANTEE'S NAME AND ADDRESS:

JAMES MUELLER

16087 Alpine Rd
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED, ALL
TAX STATEMENTS SHALL BE SENT TO:

JAMES MUELLER

16087 Alpine Rd
Klamath Falls, OR 97601

Exhibit "A"

The following described real property situate in the County of Klamath, State of Oregon:

A tract of land situated in Lots 3 and 4, Block 38 Linkville, now City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at the most Westerly corner of said Lot 4, said point being marked with a one-half inch iron pin; thence North 39°05' East along the Northwesternly line of Lot 4 and Lot 3 of said Block 38 a distance of 90.50 feet to a one-half inch iron pin; thence South 50°55' East a distance of 39.00 feet to the Northwesternly face of a party wall; thence South 39°12'36" West along the Northwesternly face of said party wall a distance of 90.50 feet to the Southwesternly line of said Lot 4; thence North 50°55' West a distance of 38.80 feet to the point of beginning.

TOGETHER WITH a perpetual and irrevocable easement over and across the following described real property, to-wit: Beginning at a one-half inch iron pin on the Northwesternly line of Lot 3, Block 38, Linkville, said point being North 39°05' East a distance of 90.50 feet from the one-half inch iron pin marking the most Westerly corner of Lot 4, Block 38, Linkville; thence North 39°05' East along the Northwesternly line of said Lot 3 a distance of 10.00 feet; thence South 50°55' East a distance of 39.00 feet; thence South 39°05' West a distance of 10.00 feet; thence North 50°55' West a distance of 39 feet to the point of beginning. Said easement to run with the real property herein described for the purpose of ingress and egress to said property.

SUBJECT TO: Party Wall Agreement recorded Nov. 24, 1967, Deed Records of Klamath County, Oregon; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

ALSO SUBJECT TO: Trust Deed recorded May 21, 1982, in Volume M82 of Deeds on page 6392, wherein Ronald N. Hesser and Beverly A. Hesser, husband and wife, are Grantor, Klamath County Title Company is Trustee, and Klamath Medical Service Bureau is Beneficiary.

The liability of Grantor hereunder in the above described Trust Deed is hereby extinguished and transferred to Grantee hereunder.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Zamsky & Belcher the 26th day
of Sept. A.D. 19 88 at 2:59 o'clock P. M., and duly recorded in Vol. M88
of Deeds on Page 15969
Evelyn Biehn County Clerk

FEE \$13.00

By Shirley Mullendore

INDEXED
D-11

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co the 27th day
of May A.D. 19 94 at 2:28 o'clock P. M., and duly recorded in Vol. M94
of Deeds on Page 16949
Evelyn Biehn County Clerk

FEE \$40.00

By Shirley Mullendore