

NA 84022 07-08-94P33:39 RCVD QUITCLAIM DEED Vol 94 Page 21246
 KNOW ALL MEN BY THESE PRESENTS, That JOSEPH J. BAIR, JR., hereinafter called grantor,

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

MARY ELLEN BAIR

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 attached Exhibit "A"

(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 \$.

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 5th day of July, 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.

STATE OF OREGON, County of Klamath, This instrument was acknowledged before me on July 5, 1994,

by Joseph J. Bair, Jr., 19

as



Mary Kenneally
 My commission expires 4/20/96
 Notary Public for Oregon

Joseph J. Bair, Jr.

Grantor's Name and Address

Mary Ellen Bair

Grantee's Name and Address

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

Mary Ellen Bair

9743 Spring Lake Road

Klamath Falls, OR 97603

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

Mary Ellen Bair

9743 Spring Lake Road

Klamath Falls, OR 97603

SPACE RESERVE
 FOR
 RECORDER'S USE

STATE OF OREGON, } ss.
 County of

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book/reel/volume No. on page

and/or as fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

EXHIBIT "A" LEGAL DESCRIPTION

A tract of land situated in the Southeast quarter of the Southeast quarter of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the South section line of said Section 34, from which the Southeast corner of Section 34 bears North 89 degrees 50' East a distance of 663.0 feet, more or less; thence North 29 degrees 40' West, a distance of 26 feet, more or less; thence North 2 degrees 50' East, a distance of 187.6 feet, more or less; thence South 89 degrees 50' West, a distance of 300 feet, more or less; thence South a distance of 210 feet, more or less, to the South section line of said Section 34; thence North 89 degrees 50' East on said Section line of said Section 34, a distance of 306.7 feet, more or less, to the point of beginning.

EXCEPTING AND EXCLUDING THEREFROM any portion of the above-described premises which may lie within the right of way of the United States No. 3 Drain.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 8th day
of July A.D., 1994 at 3:19 o'clock P M., and duly recorded in Vol. M94
of Deeds on Page 21246

FE \$35.00

Evelyn Biehn County Clerk

By

Pauline Miller