

85891

08-12-94P03:40 RCVD

DEED

Vol. 94 Page 25045

Jacqueline May King, surviving co-trustee of the L.A. Murphy Trust under trust agreement dated the 29th day of September, 1986, ("Grantor"), conveys to Jacqueline May King, ("Grantee"), the real property located in Klamath County, Oregon, described in Exhibit A, which is attached hereto and made a part hereof.

To have and to hold the same unto Grantee and Grantee's heirs and assigns forever.

The actual consideration for this transfer stated in terms of dollars is zero; this transfer consisting of a conveyance from a successor trustee of a decedent's trust to the beneficiaries thereof pursuant to the terms of the trust.

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.

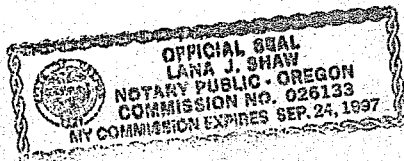
Dated this 12 day of August, 1994.

Jacqueline May King
JACQUELINE MAY KING,
Surviving Co-Trustee of the
L.A. Murphy Trust

STATE OF OREGON)
County of Klamath) ss.

Personally appeared the above-named Jacqueline May King and acknowledged the above instrument to be her voluntary act and deed as surviving co-trustee aforesaid.

Dated this 12 day of August, 1994.



Lana J. Shaw
NOTARY PUBLIC FOR OREGON
My Commission Expires: 9-24-97

After recording, and until change is requested send tax statements to:

Jacqueline May King
7025 Old Midland Road
Klamath Falls, OR 97603

9401
OK

EXHIBIT "A"

PARCEL ONE

That portion of Lot 3 in Block 7 of First Addition to the City of Klamath Falls, Klamath County, Oregon, more particularly described as follows:
Beginning at the Point on the Northwestern Boundary of said Lot 3, which is South 38°45' West a distance of 6 feet from the most Northerly Corner of said Lot 3, said point being on the Southeasterly line of Doty Street;
Thence, South 38°45' West, along the Northwestern Boundary of said Lot 3, and the Southeasterly line of Doty Street, a distance of 40 feet;
Thence, South 51°15' East, 37.8 feet, more or less, to the edge of an existing concrete sidewalk;
Thence, South 39°13' East along the edge of said sidewalk, a distance of 1 foot;
Thence, South 51°25' East along the edge of said sidewalk, 71.2 feet, more or less, to a point on the Southeasterly Boundary of said Lot 3, from which the most Southerly Corner of said Lot 3 bears South 38°45' West a distance of 6 feet;
Thence, North 38°45' East, along said Southeasterly Boundary of Lot 3, 40 feet;
Thence, North 51°15' West, 110 feet, more or less, to the Point of Beginning.

PARCEL TWO

That portion of Lot 2 in Block 17 of the City of Klamath Falls, Klamath County, Oregon, more particularly described as follows:
Beginning at the Southeasterly Corner of said Lot 2;
Thence, running 112 feet to a 16 foot alley, running along the center of said Block 17;
Thence, at right angles Westerly and parallel with Main Street along the Southerly Line of said Alley, 14 feet, 2 inches;
Thence, Southerly at right angles, 112 feet, to Main Street;
Thence Easterly along the Northerly Line of Main Street, 14 feet, 2 inches to Point of Beginning.

And also, that portion of Lot 2 in Block 17 of the City of Klamath Falls, Klamath County, Oregon, more particularly described as follows:
Beginning on the Southerly Boundary of said Lot 2 and the Northerly Boundary of Main Street at a point 14 feet, 2 inches Southwesterly of the Southeasterly Corner of said Lot 2;
Thence, running Southwesterly along said Boundary Line, 21 feet, 4 inches;
Thence, Northwesterly at an angle of 90° with the Center Line of Main Street, where said Main Street fronts said Lot 2, 112 feet;

Thence, Northeasterly in a direction parallel with the Center Line of Main Street, 21 feet, 4 inches;
Thence, Southeasterly at an angle of 90° with the Center Line of Main Street, 112 feet, to the Point of Beginning.

PARCEL THREE

Lot 5 and
the Southwesterly 40.12 feet of Lot 6 in Block 38 of the City
of Klamath Falls, Klamath County, Oregon.

PARCEL FOUR

The Easterly 25 feet of Lot 6 in Block 38 of the City of
Klamath Falls, Klamath County, Oregon,

And also, the Westerly 11 feet and 8 inches of Lot 7 in Block
38 of the City of Klamath Falls, Klamath County, Oregon.

All as more particularly described in Deed recorded in Vol.
M72, page 4421 of Klamath County, Oregon Deed Records.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Jacqueling King the 12th day
of Aug A.D., 19 94 at 3:30 o'clock P. M., and duly recorded in Vol. M94
of Deeds on Page 25045.

Evelyn Biehn County Clerk

By Quasim Miller

FEE \$40.00