

86774

DEED OF CLAIMING SUCCESSOR/QUITCLAIM DEED

MATTHEW C. SEEBAUER, JR., and MADGE SEEBAUER, as claiming successors of the Small Estate of Edith M. Seebauer, deceased, in the Circuit Court of the State of Oregon for Klamath County, Case No. 94-1459 CV, and MATTHEW C. SEEBAUER, JR., and MADGE SEEBAUER, individually, grantors, convey, assign, quitclaim and release unto MATTHEW C. SEEBAUER, JR., and PATRICIA G. SEEBAUER, husband and wife, grantees, the following described real property, situated in Klamath County, State of Oregon, to-wit:

LOT 32 in BLOCK 37, KLAMATH FOREST ESTATES, Klamath County, Oregon, according to the official plat thereof on file in office of the County Clerk of Klamath County, Oregon.

This deed is made in furtherance of the distribution of the above-referenced Small Estate, and the provisions of ORS 114.05(3). This deed is also intended to quitclaim the interest of either of the grantors of the subject real property to the grantees.

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

THE TRUE AND ACTUAL CONSIDERATION for this conveyance is \$-0-. However, the actual consideration consists of or includes other property or value given or promised, which is the whole consideration, being in furtherance of the distribution of the said Small Estate.

DATE: this 1st day of April, 1994.

Matthew C. Seebauer, Jr.
MATTHEW C. SEEBAUER, JR.

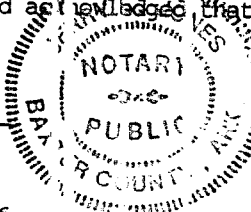
Madge Seebauer
MADGE SEEBAUER

STATE OF Arkansas, County of Baxter) ss.

On April 1, 1994, before me, the undersigned, a Notary Public in and for said State, Personally appeared Matthew C. Seebauer, Jr. & Madge Seebauer proved to me on the basis of satisfactory evidence to the person whose name is subscribed on the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal

[Signature]
NOTARY PUBLIC FOR SAID STATE



STATE OF _____, County of _____) ss.

On _____, 1994, before me, the undersigned, a Notary Public in and for said State. Personally appeared _____ personally known to me/or proved to me on the basis of satisfactory evidence to the person whose name is subscribed on the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal

NOTARY PUBLIC FOR SAID STATE

GRANTORS NAME AND ADDRESS

Matthew C. Seebauer, Jr. and
Madge Seebauer
P.O. Box 486
Mountain Home, ARK 72653

GRANTEES NAME AND ADDRESS:

Matthew C. Seebauer, Jr. and
Patricia G. Seebauer
P.O. Box 486
Mountain Home, ARK 72653

AFTER RECORDING RETURN TO:

Neal G. Buchanan
111 Main Street, #215
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED,
SEND TAX STATEMENTS TO:

Matthew C. Seebauer, Jr. and
Patricia G. Seebauer, husband and wife
P.O. Box 486
Mountain Home, ARK 72653

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of Neal G. Buchanan the 25th day
of Aug A.D., 19 94 at 9:39 o'clock A M. and duly recorded in Vol. M94
of Deeds on Page 26509

FEE \$30.00

Evelyn Biehn County Clerk

By [Signature]