

91738

11-29-94 11:13 RCVD

QUITCLAIM DEED

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Volume 4 Page 36340

KNOW ALL MEN BY THESE PRESENTS, That

Elaine M. Lonsdale Van Dyke

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto Robert W. Phelps Jr. and Nancy J. Phelps, husband & wife with right of 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 thereto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

***survivorship.

Lot 1 Block 23 Klamath Falls Forest Estates
Highway 16 Plat #1

R-3711-02880-02000-000

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantor and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00.
However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 6th day of October, 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.

Elaine M. Lonsdale Van Dyke

STATE OF OREGON, County of Plymouth

This instrument was acknowledged before me on Oct. 22, 1994,
by ELAINE M. LONSDALE VAN DYKE

This instrument was acknowledged before me on _____, 19____,
by _____
as _____
of _____

Commonwealth of Massachusetts
Plymouth County

Judith A. Player

My commission expires _____ Notary Public for Oregon

JUDITH A. PLAYER, Notary Public

My Commission Expires _____

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 29th day of Nov, 1994, at 11:13 o'clock A.M., and recorded in book 36340 of volume No. M94 on page 36340 and/or as fee/tile/instrument/microfilm/reception No. 91738, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Christine M. Mulholland, Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Fee \$30.00

Elaine M. Van Dyke
314 Crescent St
East Bridgewater Mass 02333

Grantor's Name and Address

Robert W & Nancy J Phelps
2563 Wiard St
Klamath Falls OR 97603

Grantee's Name and Address

After recording return to (Name, Address, Zip):
Robert W & Nancy J Phelps
2563 Wiard St
Klamath Falls OR 97603

Until requested otherwise send all tax statements to (Name, Address, Zip):
Robert W & Nancy J Phelps
2563 Wiard St
Klamath Falls OR 97603

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