

05-18-95A10:55 RCVD

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UPON RECORDING RETURN TO:

MTC

The Travelers Insurance Company  
Loan No. 202098PARTIAL RELEASE

MTC 35178-WK

WHEREAS, by Mortgage dated December 1, 1982, recorded in Volume M 82, Page 18205 as Instrument No. 18615 of the Mortgage Records of Klamath County, Oregon, Nancy Barnes Coffin, Trustee, S. Rush Coffin, Special Trustee and Co-Trustee and W.C. Ranch, Inc., an Oregon corporation, Mortgaged to The Travelers Insurance Company, 1862 acres of land, more or less, situated in said County as fully described in said Mortgage, reference to which is here made, to secure a First Mortgage Note of even date therewith in the original principal sum of \$600,000.00 payable to the order of The Travelers Insurance Company;

NOW THEREFORE, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to it paid, the receipt of which is hereby acknowledged, THE TRAVELERS INSURANCE COMPANY, a corporation, of Hartford, Connecticut, the owner and holder of the above described Note, has RELEASED, and by these presents does hereby RELEASE, the following described portion, AND NONE OTHER, of the property described in the above said Mortgage from all liens and security interests held by it as security for the indebtedness secured by the above said First Mortgage Note; the portion of such property being released hereby being described as follows, to-wit:

232.00 acres of land, more or less, situated in Klamath County, Oregon as more fully described on attached Exhibit "A".

But it is expressly agreed and understood that this is a Partial Release only as to the property specifically described next herein above; and nothing herein contained shall be construed to in any way affect, impair or release the liens and security interests held by THE TRAVELERS INSURANCE COMPANY as to any other property described in the above said Mortgage, but all such other property shall remain bound and encumbered in favor of THE TRAVELERS INSURANCE COMPANY as heretofore.

EXECUTED this 27<sup>th</sup> day of April, 1995.

ATTEST:

THE TRAVELERS INSURANCE  
COMPANY, a Connecticut CorporationBy: [Signature]  
Its: Assistant SecretaryBy: [Signature]  
Its: Vice President

# EXHIBIT "A" LEGAL DESCRIPTION

All the following described real property situated in Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon:

- A. Section 16: The SW1/4 of the SW1/4 lying Southerly of Hill Road and excepting therefrom any portion of the SW1/4 of the SW1/4 lying Southwesterly of the Great Northern Railroad right of way.

Section 21: Government Lots 4, 9, 10 and 11, EXCEPTING that portion of Government Lot 9, lying South of Lost River. ALSO EXCEPTING that portion of Government Lot 11 lying within the following description:

Beginning at a 5/8 inch iron pin on the Southwesterly right of way line of the Great Northern Railroad right of way from which the section corner common to Section 16, 17, 20 and 21, Township 40 South, Range 10 East of the Willamette Meridian bears North 53 degrees 48' 36" West a distance of 667.31 feet; thence North 44 degrees 00' 00" West along said right of way 1076.20 feet to a point on the Northerly line of a tract of land described in Volume 360, page 132, Deed Records of Klamath County, Oregon; thence North 73 degrees 00' 00" West along said Northerly line 276.12 feet to a point on the Southeasterly right of way line of Zuckerman Road; thence South 33 degrees 09' 20" West along said Southeasterly right of way line 331.87 feet; thence South 50 degrees 47' 36" East 292.42 feet to a point on the South line of Section 17, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence Southerly along the high water line of Lost River the meander line of which is as follows: South 48 degrees 52' 32" East 232.66 feet; thence South 52 degrees 04' 05" East 237.81 feet; thence leaving said high water line North 63 degrees 04' 05" East 108.12 feet; thence South 26 degrees 20' 35" East 105.18 feet; thence South 44 degrees 00' 00" East 162.43 feet; thence North 78 degrees 45' 30" East 354.64 feet to the point of beginning.

TOGETHER with an easement 20 feet in width for the purpose of egress and ingress, the centerline of which is more particularly described as follows: Commencing at the most Southeasterly corner of the above described parcel; thence North 44 degrees 00' 00" West 392.41 feet to the point of beginning for this easement; thence South 48 degrees 51' 55" West 168.04 feet; thence South 70 degrees 36' 00" West 110 feet.

- B. Parcel 1 of Partition 18-92, situated in Section 16, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

- C. Parcel 2 of Land Partition 18-92 situated in Section 16, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

- D. THERE IS, HOWEVER, EXCEPTED FROM THIS PARTIAL RELEASE a 60' road easement as evidenced by Partition 18-92 on file in the Klamath County Engineer's Office.



## No. 590

Bernetha G. Letsch, County Clerk