

QUITCLAIM DEED—STATUTORY FORM

Page **4753**

13689

INDIVIDUAL GRANTOR
 phr. Mary Jane Netzer, formerly known as Mary Jane Hessig, Grantor,
JEAN
 releases and quitclaims to Mark Speno and Kurtis Speno, as tenants in common
 _____, Grantee, all right, title and interest in and to the following described
 real property situated in Klamath County, Oregon, to-wit:

See attached Exhibit A attached hereto and incorporated herein by reference

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The true consideration for this conveyance is \$ -0- (Here comply with the requirements of ORS 93.030)
 Pursuant to a Family Settlement Agreement dated 10-30-1995 and filed in Klamath County
 Circuit Court case: Jo Hessig, 9505250CV, The Estate of Jo Hessig.

Dated this 5th day of February, 1996

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.

Mary Jean Netzer
 Mary Jean Netzer

STATE OF OREGON, County of Onondaga

This instrument was acknowledged before me on

February 5, 1996

by Mary Jean Netzer

PATRICIA A. PHILLIPS

Notary Public, State of New York

Qualified in Onondaga County

No. 4968316

My commission expires

June 18, 1996

Commission Expires June 18, 1996

QUITCLAIM DEED

Mary Jane Netzer

Mark Speno

Kurtis Speno

1239 120th #J

1296 Laurel Hill Dr.

Bellevue, WA 98005

San Mateo, CA 94402

GRANTEE'S ADDRESS, ZIP

After recording return to:

James R. Uerlings

Attorney at Law

110 North Sixth Street

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements shall be sent to the following address:

Mark Speno

1239 120th #J

Bellevue, WA 98005

NAME, ADDRESS, ZIP

SPACE RESERVED

FOR

RECORDER'S USE

STATE OF OREGON,

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 _____ or as fee/tile/instrument/microfilm/reception No. _____. Record of Deeds of said county. Witness my hand and seal of County affixed.

NAME

TITLE

By _____

Deputy

1. A portion of Lot 13 in Block 8 in Second Hot Springs Addition to the City of Klamath Falls, Oregon, more particularly described as follows:

Beginning at a point 74 feet 6 inches East from the Southwest corner of said Block 8, running thence North a distance of 70 feet; thence East a distance of 6 inches; thence South a distance of 70 feet to the Southeast corner of said Lot 13, Block 8, thence West a distance of 6 inches to the place of beginning, together with a one-half interest in and to a cement block wall 12 inches in width and 13 feet high and 43 feet in length, also a one-half interest in and to the foundation now on the above-described premises, said interest consisting of 6 inches in width and 70 feet in length and being a part of the foundation on which said cement wall now stands.

Lot 14 in Block 8 in Second Hot Springs Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

2. Lots 12, 13, and 14 in Block 24 of Industrial Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mark Speno the 21st day
of February A.D., 19 96 at 2:20 o'clock P M., and duly recorded in Vol. M96
of Deeds on Page 4753

Bernice G. Letsch, County Clerk

By *C. Russell*

FEE \$35.00