

ATC # 050 44313
QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That MICHELE ANN RAMIREZ, hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and quitclaim unto CORDIA L. JAMES 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 thereunto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 11, Block 37, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT #2, in the County of Klamath, State of Oregon.

CODE 220 MAP 3811-4CA TAX LOT 3100

96 MAR 26 P 3:33

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ clear title.

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 14th day of February, 1996; 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.

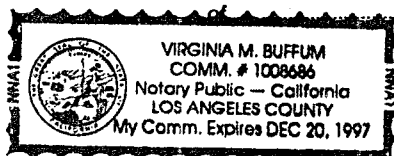
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

MICHELE ANN RAMIREZ

STATE OF OREGON, County of Los Angeles ss.

This instrument was acknowledged before me on Feb. 17, 1996, by Michele Ann Ramirez

This instrument was acknowledged before me on 19, by Michele Ann Ramirez as n/a



My commission expires 12/20/97

Grantor's Name and Address
Grantee's Name and Address
After recording return to (Name, Address, Zip):
ATC
Until requested otherwise send all tax statements to (Name, Address, Zip):

SPACE RESERVED
FOR
RECORDER'S USE

Fee
\$30.00

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 26th day of March, 1996, at 3:33 o'clock P.M., and recorded in book/reel/volume No. M96 on page 8360 and/or as fee/file/instrument/microfilm/reception No. 15401, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk
NAME TITLE
By Cherry Russell Deputy