

NA

16480

QUITCLAIM DEED

Vol. m96 Page 10542KNOW ALL MEN BY THESE PRESENTS, That NORMAN R. IVIE, hereinafter called grantor,for the consideration hereinafter stated, does hereby remise, release and quitclaim unto CALVIN L. IVIE  
A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTYhereinafter 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:

A tract of land situated in Section 20, Township 39 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being a portion of Lot 2, of Parcel No. 2, as shown on survey No. 1447, as recorded in the office of the Klamath County Surveyor, an being more particularly described as follows:

Beginning at a point on the North line of said Section 20, said point being North 89 degrees 36' 00" East 143.10 feet from the NE 1/4 corner of said Section 20; thence North 89 degrees 36' 00" East 2,518.46 feet to the Northeast corner of said Section 20; thence South 00 degrees 41' 55" East, along the East line of said Section 20, 1,840.14 feet to the Northeast corner of Parcel No. 1 as shown on said survey No. 1447; thence along the Northerly line of said Parcel No. 1 and lot 1 of said Parcel No. 2, West 1,413.96 feet and North 60 degrees 21' 40" West 1,226.98 feet to the Northwest corner of lot 1 of said Parcel No. 2; thence South 29 degrees 38' 20" West 750.00 feet to the Southwest corner of said lot 1, said Southwest corner being on the Northerly right of way line of the County Road; thence North 60 degrees 21' 40" West, along said Northerly right of way line 60.00 feet; Thence North 29 degrees 38' 20" East 750.00 feet; thence North 00 degrees 24' 00" West 1,186.00 feet to the point of beginning.

(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 \$ 40,000.00

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 16th day of October, 1995; 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.

NORM. IVIE

STATE OF CALIFORNIA ) ss.  
COUNTY OF )  
Tuolumne

On 10/16/95 before me, Alan S. Bernikoff,

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Oregon

Signature

Notary Public in and for the State of California

NORMAN R. IVIE

Grantor's Name and Address

CALVIN L. IVIE  
10069 EMERALD GROVE DR.  
ELK GROVE, CA. 95624

Grantee's Name and Address

After recording return to (Name, Address, Zip):  
CALVIN L. IVIE  
10069 EMERALD GROVE DR.  
ELK GROVE, CA. 95624

Until requested otherwise send all tax statements to (Name, Address, Zip):

CALVIN L. IVIE  
10069 EMERALD GROVE DR.  
ELK GROVE, CA. 95624

SPACE RESERVED  
FOR  
RECORDER'S USESTATE OF OREGON, } ss.  
County of Klamath

I certify that the within instrument was received for record on the 16th day of April, 1996, at 11:51 o'clock A.M., and recorded in book/reel/volume No. M96 on page 10542 and/or as fee/file/instrument/microfilm/reception No. 16480, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch County Clerk  
NAME TITLE  
By Clay Russell Deputy

Fee \$30.00

APR 16 AM 11:51

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