

NA

28320

QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS, That Virginia Lee Jones and Stanley C. Masten,
Trustees, hereinafter called grantor,
for the consideration hereinafter stated, does hereby remise, release and quitclaim unto
Patrick W. Kelly and Cynthia A. Kelly, husband and wife
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:

A tract of land situated in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 9, Township 39 South, Range 11
E.W.M., Klamath County, Oregon, more particularly described as follows:
Beginning at a point on the North line of that tract of land conveyed to Klamath
County School District described in Volume M-69 on page 455 of the Klamath County Deed
Records and the West line of Carroll Avenue, from which the East $\frac{1}{4}$ corner of said Section
9 Bears S. 14°46'22" E. 117.30 feet; thence N. 89°40'10" W. along the North line of said
Tract of land, 122.44 feet; thence N. 02°01'13" E. along the fence line, 212.21 feet; thence
S. 74°39'31" E. along the fence line, 119.41 feet, to the West line of Carroll Avenue;
thence S. 00°03'44" W. 181.19 feet to the point of beginning, containing 23,420 square
feet, with bearings based on record of Survey No. 1327.

(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 \$..... None.....
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 day of November, 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.

Virginia Lee Jones By Stanley C. Masten
Virginia Lee Jones, Trustee att in fact
Stanley C. Masten
Stanley C. Masten, Trustee

STATE OF OREGON, County of Klamath.....) ss.

This instrument was acknowledged before me on November, 1996,
by Virginia Lee Jones, Trustee, by Stanley C. Masten, her Attorney
~~This instrument was acknowledged before me on~~
by in fact and Stanley C. Masten, Trustee
as



OFFICIAL SEAL
TRUDIE DURANT
NOTARY PUBLIC - OREGON
COMMISSION NO. 027875
MY COMMISSION EXPIRES SEP. 30, 1997

Trudie Durant
Notary Public for Oregon
My commission expires

Jones, Masten

Grantor's Name and Address

Kelly

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Patrick W. and Cynthia A. Kelly

P.O. Box 333

Bonanza, Or 97623

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

Patrick W. and Cynthia A. Kelly

P.O. Box 333

Bonanza, Or 97623

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 14th day
of November, 1996, at
2:54 o'clock P.M., and recorded in
book/reel/volume No. M96 on page
35866 and/or as fee/file/instru-
ment/microfilm/reception No. 28320,
Record of Deeds of said County.

Witness my hand and seal of
County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Broad, Deputy