

36835

MTC 4024a-W40
QUITCLAIM DEEDVol. 117 Page 13067KNOW ALL MEN BY THESE PRESENTS, That Harold Elliot

herein called grantor,
for the consideration hereinafter stated, does hereby remise, release and quitclaim
unto Mark Groves and Terrie Groves, husband and wife
herein called grantees, 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 anywise
appertaining, situated in the County of Klamath, State of Oregon, described as
follows, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"

THIS DEED IS BEING RECORDED TO CORRECT THE VESTING OF THE OWNERS HEREIN

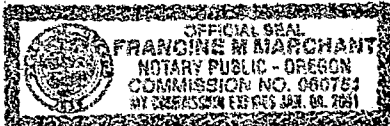
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

To Have and to Hold the same unto the said grantee and grantee's heirs,
successors and assigns forever.The true and actual consideration paid for this transfer, stated in terms
of dollars, is other than moneyHowever, the actual consideration consists of or includes other property
or value given or promised is the whole / part of the consideration.In construing this deed and where the context so requires, the singular
includes the plural and grammatical changes shall be implied to make the provisions
hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 25 day
of April, 1997; if a corporate grantor, it has caused its
name to be signed and its seal affixed by an officer or other person duly author-
ized to do so by order of its board of directors.

Tax statements shall be mailed to: Mr. and Mrs. Mark Groves
5425 Bly Mountain Cutoff Road
Bonanza, OR 97623

Harold Elliot
Harold Elliot

STATE OF OregonCOUNTY OF KlamathSS. 478-42810425
1997Personally appeared the above named Harold Elliotand acknowledged the foregoing instrument to be his voluntary act.

(seal)

Grantor: Harold ElliotBefore me: 4-25-97

Francine M. Marchant
Notary Public for Oregon

My commission expires 1-2-2001Grantee: Mark Groves and Terrie Groves

AFTER RECORDING RETURN TO:

Mr. and Mrs. Mark Groves
5425 Bly Mountain Cutoff Road, Bonanza, OR 97623

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situated in the E1/2 SW1/4 of Section 15, Township 38 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the North-South centerline of said Section 15, said point being situated South 00 degrees 31' 49" West a distance of 903.74 feet from the Northeast corner of the NE1/4 SW1/4 of said Section 15; thence West a distance of 100 feet; thence South 00 degrees 31' 49" West parallel with the North-South center line of said Section, a distance of 405.51 feet, more or less, to the Northerly right of way line of the Keno Springs Road; thence North 56 degrees 52' 28" West along said Northerly right of way line a distance of 499.72 feet, more or less to an intersection with the Easterly right of way line of the County Road; thence North 15 degrees 06' 55" West along said County Road a distance of 393.38 feet, more or less to the Southwest corner of Parcel described in partial Release of Mortgage recorded August 16, 1971 in Volume M71, page 8560, Microfilm Records of Klamath County, Oregon; thence North 78 degrees 28' 56" East a distance of 641.20 feet along the Southerly line of said parcel, to the East line of the NE1/4 SW1/4 of said Section 15; thence South along the East line of said NE1/4 SW1/4 to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameristile the 29th day
of April A.D. 19 97 at 3:24 o'clock P.M. and duly recorded in Vol. M97
of Deeds on Page 13007

FEE \$35.00

Bernetha G. Leisch, County Clerk
by Kathleen Rose