

53554

98 FEB 23 P2:35

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Muna Larson

Grantor's Name and Address

Morris Frederick Larson Jr.

Grantee's Name and Address

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

Morris Frederick Larson Jr.

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

Morris Frederick Larson Jr.

113 Norridge Place

Pelham, AL 35124

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$30.00

MTC 43757-M5

STATE OF OREGON,
County of Klamath } ss.I certify that the within instrument was received for record on the 23rd day of February, 1998, at 2:35 o'clock P. M., and recorded in book/reel/volume No. M98 on page 5798 and/or as fee/file/instrument/microfilm/reception No. 53554-Deed Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

NAME

TITLE

By Kathleen Ross, Deputy.

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Muna Larsonhereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto Morris Frederick Larson Jr.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 Klamath County, State of Oregon, described as follows, to-wit:

Lot 3, Block 72 Klamath Falls Forest Estates, Highway 66 Unit, Plat No. 3, as recorded in the office of the County Recorder of Klamath County, Oregon. And also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property. (Including those set forth in the declarations of restrictions recorded on the 24th day of June, 1965 as Document No. 98476. Vol 362 Page 400 Office of the Klamath County Oregon Recorder, all of which are incorporated herein by reference to said Declaration with the same effects as though fully set herein.

The foregoing recitation of consideration is true as we verily believe.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00 and the terms of a Divorce + Property Contract dated November 21, 1997 which consideration (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 21 day of NOVEMBER, 1997; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so 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 30.030.

PROVINCE ALBERTA
STATE OF OREGON, County of _____ ss.This instrument was acknowledged before me on NOVEMBER 21, 1997, by MUNA LARSON

This instrument was acknowledged before me on _____, 19____, by _____

as _____

of _____

Notary Public for Oregon ✓ Alberta

My commission expires ALAWENDY M. YOUNG
BARRISTER & SOLICITOR