

71475

Vol. M98 Page 45778

RECORDING REQUESTED BY:  
Channel Islands Escrow Inc.  
AND WHEN RECORDED MAIL TO:

98 DEC 15 AIO:59

MR. THOMAS F. FESSLER  
900 Gainsborough Drive  
Laguna Beach, CA 92651

THIS SPACE FOR RECORDER'S USE ONLY:

ESCROW NO. 007COMC

## QUITCLAIM DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$

- ☐ computed on full value of property conveyed, or  
☐ computed on full value less value of liens or encumbrances remaining at time of sale.  
☐ Unincorporated area ☐ City of \_\_\_\_\_, AND

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

FLORO M. MAGPANTAY, BELLA M. SAN JUAN AND PERLA YAHIRO, each as to an undivided 1/3 interest

do(es) hereby REMISE, RELEASE, AND FOREVER QUITCLAIM to:

THOMAS F. FESSLER,

the real property in the County of Klamath, State of Oregon, described as:  
 THAT PORTION OF LOTS 28 AND 29, MIDLAND TRACTS, LYING EAST OF THE HIGHWAY, IN THE COUNTY OF KLAMATH,  
 STATE OF OREGON. SAVE AND EXCEPTING FROM SAID PREMISES A STRIP OF LAND FORTY-FEET WIDE OFF THE NORTH LINE  
 OF LOT 29 HERETOFORE DEEDED TO KLAMATH COUNTY FOR PUBLIC ROAD.

CODE MA 164 MAP 3909-3000 TL 100

DATED November 25, 1998

STATE OF

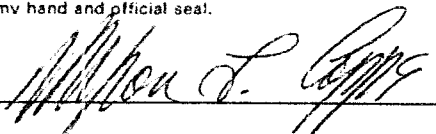
COUNTY OF VenturaOn November 30, 1998before me, Myron L. Capps

a Notary Public in and for said State, personally appeared  
FLORO M. MAGPANTAY, BELLA M. SAN JUAN AND  
PERLA YAHIRO

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 this person(s), or the entity upon behalf of  
 which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature



Mail tax statement to: MR. THOMAS F. FESSLER, 900 Gainsborough Drive, Laguna Beach, CA 92651

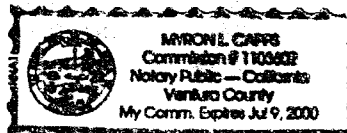
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Channel Islands Escrow Inc. the 15th day  
 of December A.D., 19 98 at 10:59 o'clock A. M., and duly recorded in Vol. M98  
 of Deeds on Page 45778

FEE \$30.00

Bernetha G. Letsch, County Clerk  
 By Kathleen Ross

Floro M. Magpantay  
 FLORO M. MAGPANTAY  
Bella M. San Juan  
 BELLA M. SAN JUAN  
Perla Yahiro  
 PERLA YAHIRO



(This area for official notarial seal)