

77104

Talbert Calkins

Grantor's Name and Address

2 Denton Talbert

PO Box 123

Chesapeake, OR 97731

Grantor's Name and Address

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STATE OF OREGON

County of

I certify that the within instrument

was received for record on the

day of

at

book/page/volume No

and/or fee/FILE Instru-

ments/abstracts/reception No

Records of said County

Witness my hand and seal of County

affixed.

Notary Public for Oregon

My commission expires

SPACE FOR NOTARY
FOR
RECORDING USE

#47090-UN

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Talbert Calkins

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto

2 Denton Talbert

hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of the grantor's right, title and interest in the certain

Klamath

County, State of Oregon, described as follows, to-wit:

Please See Attached Exhibit "A"

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 \$ TO CLEAR TITLE. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The nature between the words ☐ if not applicable, should be stated, 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 2nd day of March, 1994.

grantee is a corporation, it has not and 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 SHALL 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 RECEIVING TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPLICABLE USES AND TO DETERMINE ANY LIMITS ON LAND USE, ZONING, PLANNING, OR FOREST PRACTICES AS APPLIED IN ORS 93.030.

Talbert Calkins

Talbert Calkins

STATE OF OREGON, County of Pierce
This instrument was acknowledged before me on March 2, 1994
by Talbert Calkins
This instrument was acknowledged before me on

NOTARY PUBLIC
WASHINGTON
MY COMMISSION EXPIRES

Notary Public for Oregon WASHINGTON
My commission expires

EXHIBIT "A"
LEGAL DESCRIPTION

11058

PARCEL 1:

The following described real property in Klamath County, Oregon:

That portion of the E1/2 NE1/4 of Section 19, Township 28 South, Range 8 East of the Willamette Meridian, more particularly described as follows:

Commencing at the South quarter corner between Sections 19 and 20, thence Northeasterly along the Westerly right of way line of the Dalles-California highway as the same is now located a distance of 632 feet, more or less, to a point on the southwesterly line of the entrance road to the State airstrip; thence Northeasterly along said Southwesterly boundary of said road 200 feet to the Southeasterly line of that property described in Deed recorded July 6, 1964 in Deed Volume 354 at page 309 Deed Records of Klamath County, Oregon to the State of Oregon; thence Southwesterly along said Southeasterly line of State property 191 feet; thence Northwesterly along the Southwesterly line of State property 259 feet; thence Southwesterly along the Southeasterly line of State property 544.77 feet to a point in the South line of said Section 19; thence East along the Section line 476 feet more or less, to the point of beginning.

PARCEL 2.

The S1/2 of the following described property:

Beginning at a point on the Southeasterly right of way boundary of the Dalles-California Highway in the SW1/4 NW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, which point of beginning is North 44° 8' feet; thence East 432.9 feet, and thence South 16 degrees 55' West 70.1 feet from one-quarter corner common to Sections 19 and 20 in said Township and Range; thence South 16 degrees 55' West along said right of way boundary a distance of 50 feet; thence South 73 degrees 05' East 150 feet; thence North 6 degrees 55' East 50 feet; thence North 73 degrees 05' West 150 feet, more or less, to the point of beginning, being a portion of the SW1/4 NW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 3:

A portion of the W1/2 NW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the Easterly right of way line of the Dalles-California Highway, which point is South along the Section line, 1667.8 feet; thence East 471.6 feet; and thence South 16 degrees 53' 30" West along the Easterly right of way line of said Highway a distance of 150 feet from the Section corner common to Sections 17, 18, 19 and 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon; thence South 16 degrees 53' 30" West, along said right of way line, 100 feet; thence South 73 degrees 06' 30" East, 150 feet; thence North 16 degrees 53' 30" East, parallel to said right of way, 100 feet; thence North 73 degrees 06' 30" West, 150 feet, more or less, to the point of beginning, being a portion of said W1/2 of NW1/4 of said Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM that portion of the above described Parcel 1 and 2 lying within the boundaries of U. S. Highway 97.

11059

EXHIBIT 'A'
LEGAL DESCRIPTION

CONTINUED

PARCEL 4:

Beginning at a point on the Southeasterly right of way boundary of the Dalles-California Highway in the SW 1/4 NW 1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon; which point of beginning is North 94° 2' East 432.9 feet, and thence South 16 degrees 55' West 70.1 feet from the one quarter corner common to Sections 19 and 20 in said Township and Range, thence South 16 degrees 55' West along said right of way boundary a distance of 150 feet, thence South 73 degrees 05' West 40 feet to the Easterly line of the Dalles-California Highway, thence South 16 degrees 55' West 150 feet to the true point of beginning, then e North 73 degrees 05' West 40 feet to the Easterly line of the Dalles-California Highway, thence South 16 degrees 55' West 150 feet more or less to the Northwest corner of the parcel described in deed recorded October 22, 1961 in Volume 348, page 603, Deed Records of Klamath County, Oregon, thence South 73 degrees 05' East 190 feet along the Northerly line of said parcel, thence North 16 degrees 55' East 450 feet to the Southeast corner of the parcel described in contract recorded May 12, 1970 in Volume M70, page 3743, Microfilm Records of Klamath County, Oregon, thence North 73 degrees 06' 30" West along the Southwesterly line of said parcel 150 feet, thence South 16 degrees 55' West 100 feet to the true point of beginning.

STATE OF OREGON COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 30th day
of March A.D. 1999 at 11:10 o'clock A. M. and duly recorded in Vol. M99
of Deeds on Page 11057

FEE \$40.00

Linda Smith, County Clerk

by Barbara Ross