

AFTER RECORDING RETURN TO:

Ret:
 Martin E. Hansen
 Karnopp, Petersen, Noteboom,
 Hansen, Arnett & Sayeg, LLP
 1201 NW Wall Street, Suite 300
 Bend, OR 97701

Vol M00 Page 4105

Plaintiffs/Petitioners: LYNDY L. COATS-SELLERS, REBECCA WEBER, ANNETTE J. CHUNN, ROBERTA BOWLES and LAURA L. COATS

Defendant/Respondent: JOYCE COATS

RELEASE OF

NOTICE OF PENDENCY OF AN ACTION

In an effort to help settle the disputes and suits between the parties herein and as a part of the ongoing settlement discussions between the parties, Lynda L. Coats-Sellers, Rebecca Weber, Annette J. Chunn, Roberta Bowles, and Laura L. Coats, by and through their attorney, Martin E. Hansen, hereby release the Notice of Pendency of an Action recorded on September 4, 1998, in Volume M98 at Page 32710, Klamath County official records, affecting the following described real property:

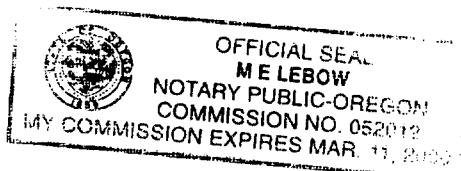
(See Exhibit "A" attached hereto and incorporated herein)

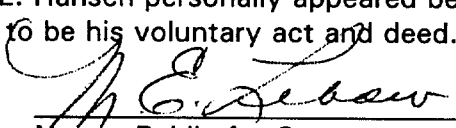
Dated this 4th day of February, 2000.


 MARTIN E. HANSEN, OSB No. 80052
 Of Attorneys for Plaintiffs/Petitioners

STATE OF OREGON)
) ss.
 County of Deschutes)

On February 4, 2000, Martin E. Hansen personally appeared before me and acknowledged the foregoing instrument to be his voluntary act and deed.




 Notary Public for Oregon

KNOW ALL MEN BY THESE PRESENTS, That

William Walter Peterson, aka William W. Peterson & Barbara F. Peterson hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Robert L. Coats and Joyce E. Coats, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A tract of land situated in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 24, Township 31 South Range 7, E.W.M. Klamath County, Oregon, being more particularly described as follows:

BEGINNING at a 5/8 inch iron pin marking the W1/16 corner on the South line of Said Section 24; thence N. 00°07'04"E., along the West line of the said SE $\frac{1}{4}$ SW $\frac{1}{4}$, 1245.37 feet to the Southerly right of way line of Klamath County Road No. 3092 (Easement No. F2992); thence S. 81°56'23"E., along said Southerly right of way line, 458.10 feet to a 5/8 inch iron pin on the Westerly right of way line of State Highway No. 97 (Dalles-California Hwy); thence S. 02°22'40" W., along said Westerly right of way line 1179.65 feet to a 5/8 inch iron pin on the South line of said Section 24; thence S. 89°38'55" W. 407.20 feet to the point of beginning, containing 11.99 acres, with bearings based on survey No. 1706, as recorded in the office of the Klamath County Surveyor.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$24,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).~~ (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all 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 20 day of July, 1983; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

William Walter Peterson

Barbara F. Peterson

STATE OF OREGON,

County of Klamath

July 20, 1983

Personally appeared the above named
William Walter Peterson and
Barbara F. Peterson

and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 8-5-83

STATE OF OREGON, County of _____ ss.

Personally appeared _____ and

_____ who, being duly sworn,
each for himself and not one for the other, did say that the former is the
_____ president and that the latter is the
_____ secretary of _____

_____ a corporation,
and that the seal affixed to the foregoing instrument is the corporate seal
of said corporation and that said instrument was signed and sealed in be-
half of said corporation by authority of its board of directors; and each of
them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Grantee
63285 NW Skyline Ranch Road
Bend, OR 97701

After recording return to:

same

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instru-
ment was received for record on the
27 day of July, 1983,
at 10:44 o'clock A.M., and recorded
in book/reel/volume No. 83 on
page 12188 or as document/fee/file/
instrument/microfilm No. 26242
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Evelyn Biehn, County Clerk

By: _____ Deputy

4.00 fee

EXHIBIT

PAGE

41C6

P.O. Box 151
Klamath Falls, Oregon 97601
422 Main Street

QA

40411

QUITCLAIM DEED

Vol. 148 Page 14632

KNOW ALL MEN BY THESE PRESENTS, That LEONARD LUNDGREN and EVELYN Z.

LUNDGREN,

for the consideration hereinafter stated, does hereby remise, release and quitclaim unto ROBERT L. COATS,

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-wise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) and the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of Section 19, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO: All matters of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 \$60,000.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which). If the sentence between the symbol &G; if not applicable, should be deleted. See ORS 43-030.

In construing this deed and where the context so requires, the singular includes the plural and all 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 19 day of 1984; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,

County of Deschutes

19 84

Personally appeared the above named

Leonard Lundgren

and acknowledged the foregoing instrument as his voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Ensign L. Cleveland

Notary Public for Oregon

My commission expires: 4/24/88

STATE OF OREGON, County of Deschutes

Personally appeared

and

each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(SEAL)

Notary Public for Oregon

STATE OF Oregon, County of Deschutes

The foregoing instrument was acknowledged before me this 19 day of August, 1984, by EVELYN Z. LUNDGREN.

State of Oregon, County of Klamath

Recorded 2/08/00, at 12:54 p. m.

In Vol. M00 Page 4105

Linda Smith,

County Clerk Fee \$ 31.00
5.00 o/pa

EXHIBIT

A

PAGE

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OF

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P.O. Box 15
Klamath Falls