

01 JUN 25 AM 11:03

Wilma J. Dewberry
13232 Hwy 39
Klamath Falls, Oregon 97603
Grantor's Name and Address

Donald R. Dewberry, Jr.
24342 Macedo
Mission Viejo, Calif. 92691
Grantee's Name and Address

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

Debbie Foss, bby, Grantee
Fisher/Dickson

Until requested otherwise, send all tax statements to (Name, Address, Zip):
Donald Dew Berry, Jr.
24342 macedo,
mission Viejo, CA 92691

SPACE RESERVED
FOR
RECORDER'S USEVol M01 Page 30339

STATE OF OREGON, County of _____ ss.

I certify that the within instrument was received for recording on _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of this County.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____

By _____, Deputy.

K57218

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that

Wilma J. Dewberry

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto
Donald R. Dewberry, 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:

See attached

(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 \$ 0 ⁰⁰ 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. ⁽¹⁾ (The sentence between the symbols ⁽¹⁾, 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 on _____; 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 30.930.

Wilma J. Dewberry
Dewberry Jr.

STATE OF OREGON, County of Klamath ss.

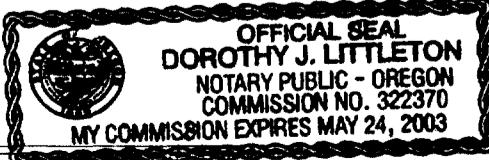
This instrument was acknowledged before me on June 23, 2001
by Wilma J. Dewberry and Donald R. Dewberry Jr.

This instrument was acknowledged before me on _____,

by _____

as _____

of _____



Dorothy J. Littleton
Notary Public for Oregon
My commission expires 5-24-03

K26

30340

DESCRIPTION

The following described real property situate in Klamath County, Oregon

Parcel 1:

A parcel of land situated in the NE $\frac{1}{4}$ of Section 12, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of said Section 12, said point being North 00°12'30" West a distance of 180.00 feet from the 5/8" x 30" iron pin marking the East quarter corner of said Section 12; thence North 00°12'30" West along the East line of said Section 12 a distance of 400.00 feet; thence South 89°47'30" West at right angles to the East line of said Section 12 a distance of 33.36 feet to a 5/8" x 30" iron pin with cap; thence continuing South 89°47'30" West a distance of 426.12 feet to a 5/8" x 30" iron pin with cap on the Northeasterly right of way line of the Southern Pacific Railroad; thence South 33°29'00" East along said right of way line a distance of 478.07 feet to a 5/8" x 30" iron pin with cap; thence North 89°53'00" East at right angles to State Highway No. 39 (the highway is not parallel with the section line) a distance of 163.18 feet to a 5/8" x 30" iron pin with cap; thence continuing North 89°53'00" East a distance of 34.00 feet to the point of beginning.

LESS AND EXCEPT any portion lying within the Klamath Falls-Malin State Highway.

Parcel 2:

A parcel of land situated in the NE $\frac{1}{4}$ of Section 12, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at a point on the East line of said Section 12, said point being North 00°12'30" West a distance of 580.00 feet from the 5/8" x 30" iron pin marking the East quarter corner of said Section 12; thence North 00°12'30" West along the East line of said Section 12 a distance of 243.00 feet; thence South 89°47'30" West at right angles to the East line of said Section 12 a distance of 32.98 feet to a 5/8" x 30" iron pin with cap; thence continuing South 89°47'30" West a distance of 585.97 feet to a 5/8" x 30" iron pin with cap on the Northeasterly right of way line of the Southern Pacific Railroad; thence South 33°29'00" East along said right of way line a distance of 290.65 feet to a 5/8" x 30" iron pin with cap; thence North 89°53'00" East at right angles to State Highway No. 39 (the highway is not parallel with the section line) a distance of 426.12 feet to a 5/8" x 30" iron pin with cap; thence continuing North 89°53'00" East a distance of 33.36 feet to the point of beginning.

LESS AND EXCEPT any portion lying within the Klamath Falls-Malin State Highway.

State of Oregon, County of Klamath
Recorded 06/25/01, at 11:03 a.m.
In Vol. M01 Page 30 339
Linda Smith,
County Clerk Fee\$ 26⁰⁰