

**QUITCLAIM DEED**

I Jeffrey S. Shepherd, 1902 North 7<sup>th</sup> Drive, Lincoln City, Oregon, Grantor, release and quitclaim to Glade Friton of Post Office Box 34, Christmas Valley, Oregon, Grantee, all right, title and interest in and to the following described real property:

SEE ATTACHED EXHIBIT "A"

The true consideration for this conveyance is \$0.00, and other good and valuable consideration.

"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."

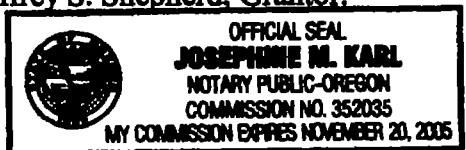
Dated this 8 day of Oct, 2003

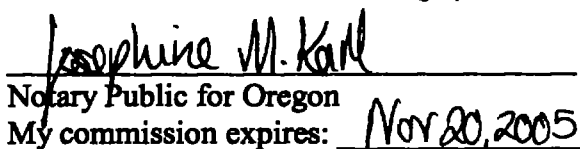
  
Jeffrey S. Shepherd, Grantor

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

STATE OF OREGON           )  
  )  
County of Lincoln        )       ss.

The foregoing instrument was acknowledged before me this 8<sup>th</sup> day of October, 2003 by Jeffrey S. Shepherd, Grantor. JMK.



  
Notary Public for Oregon  
My commission expires: Nov 20, 2005

After recording return to:

Glade Friton  
Post Office Box 34  
Christmas Valley, OR 97641

State of Oregon, County of Klamath  
Recorded 10/20/03 9:10 a. m  
Vol M03 Pg 77685-86  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

26-

59217

## EXHIBIT "A"

BEGINNING AT A BRASS CAP MONUMENT WHICH MARKS THE NW CORNER OF THE SE $\frac{1}{4}$  SW $\frac{1}{4}$  OF SECTION 30, TOWNSHIP 24 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, CLATSOP COUNTY, OREGON RUNNING THENCE SOUTH 0° 17' 46" (SURVEY SHOWS SOUTH 0° 18' WEST) 634.6 FEET ALONG THE 40 LINE TO AN IRON PIN ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 97 (50 FEET EASTERLY ALONG A RADIAL LINE FROM THE CENTER OF THE HIGHWAY), THENCE SOUTH 0° 17' 48" (SURVEY SHOWS SOUTH 0° 18' WEST) ALONG SAID 40 LINE, A DISTANCE OF 262.8 FEET TO AN IRON PIN WHICH LIES ON THE WESTERLY RIGHT-OF-WAY OF THE OLD COUNTY ROAD (30 FEET WESTERLY AT RIGHT ANGLES FROM THE CENTER LINE): THENCE NORTH 39° 56' EAST ALONG THE WESTERLY RIGHT-OF-WAY OF THE OLD COUNTY ROAD A DISTANCE OF 735.1 FEET TO AN IRON PIN WHICH IS ON THE SOUTH LINE OF THE N $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  SW $\frac{1}{4}$  OF SAID SECTION 30, 170 FEET WESTERLY (SURVEY SHOWS 176.65 FEET) FROM THE IRON PIN WHICH MARKS THE SE CORNER OF THE N $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  SW $\frac{1}{4}$  OF SECTION 30, SAID POINT ALSO BEING THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED TRACT OF LAND; RUNNING THENCE NORTH 89° 10' 03" WEST ALONG THE SOUTH LINE OF THE N $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  SW $\frac{1}{4}$  OF SECTION 30 A DISTANCE OF 141.50 FEET; THENCE SOUTH 36° 32' 17" WEST A DISTANCE OF 39.35 FEET, THENCE SOUTH 55° 28' 40" EAST A DISTANCE OF 107.97 FEET TO THE WESTERLY RIGHT-OF-WAY OF THE OLD COUNTY ROAD; THENCE NORTH 39° 56' EAST ALONG THE WESTERLY LINE RIGHT-OF-WAY OF THE OLD COUNTY ROAD A DISTANCE OF 118.25 FEET TO THE POINT OF BEGINNING.

This instrument is being recorded as an accommodation only, and has not been examined as to validity, sufficiency or effect in any way upon the herein described property. The contents hereof have been requested by: JAMES TITLE & ESCROW, INC.