

EA

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



04 MAY 26 PM 12:13

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MICHAEL J. FITZGERALD
11417 Hill Road
Klamath Falls, OR 97603

MICHAEL J. FITZGERALD + SHEILA L. GRAY
11417 Hill Road
Klamath Falls, OR 97603

After recording, return to (Name, Address, Zip):
MICHAEL J. FITZGERALD + SHEILA L. GRAY
11417 Hill Road
Klamath Falls, OR 97603

Until requested otherwise, send all tax payments to (Name, Address, Zip):
MICHAEL J. FITZGERALD +
SHEILA L. GRAY
11417 Hill Road
Klamath Falls, OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 05/26/2004 12:13 p m
Vol M04 Pg 33629-31
Linda Smith, County Clerk
Fee \$ 3.00 # of Pgs 3

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that

MICHAEL J. FITZGERALD

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto
MICHAEL J. FITZGERALD + SHEILA L. GRAY
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 EXHIBIT A WHICH IS MADE A PART HERE OF BY THIS REFERENCE

KEY# 96372

4010-00580-00700

KEY# 96345

4010-00580-0080

(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 \$100 + OTHER VALUABLE CONSIDERATION. 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 sentence between the symbols ☐ and ☒ 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.

Michael J. Fitzgerald

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on 5-26-04

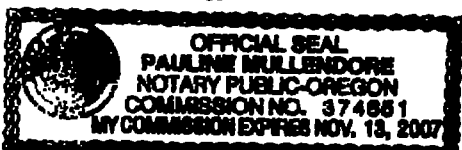
by Michael J. Fitzgerald

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Pauline Mullendore
Notary Public for Oregon
My commission expires 11-13-07

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

A parcel of land situated in Section 5, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Commencing at the Northwest corner of said Section 5; thence South 89° 58' 20" East along the North line of said Section 5, 307.88 feet to the Easterly right of way line of Hill Road, a county road, said point being the point of beginning for this description; thence continuing South 89° 58' 20" East along said North section line, 645.88 feet; thence leaving said North section line South 00° 45' 00" West; 1296.54 feet to the Northerly right of way line of said Hill Road; thence North 89° 45' 44" West along said Northerly right of way line, 80.00 feet; thence leaving said right of way line North 00° 45' 00" East, 552.44 feet; thence North 89° 36' 30" West, 605.78 feet to the Easterly right of way line of Hill Road; thence North 23° 30' 29" West along said Easterly right of way line, 23.80 feet to the beginning of a curve to the right; thence continuing along said Easterly right of way line and along the arc of a 606.62 feet radius curve to the right (delta = 39° 03' 50", long chord = North 03° 58' 34" West, 405.63 feet) 413.59 feet to the end of curve; thence continuing along said Easterly right of way line North 15° 33' 21", 325.32 feet to the point of beginning.

EXCEPTION THEREFROM a parcel of land situated in Section 5, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Commencing at the Northwest corner of said Section 5; thence South 89° 58' 20" East, 307.88 feet to the Easterly right of way of Hill Road, a county road, said point being the point of beginning for this description; thence continuing South 89° 58' 20" East along said Northerly section line, 645.88 feet; thence leaving said Northerly section line South 00° 45' 00" West, 1296.54 feet to the Northerly right of way line of said Hill Road; thence North 89° 45' 44" West along said Northerly right of way line, 80.00 feet; thence leaving said Northerly right of way line North 00° 45' 00" East, 1046.23 feet; thence North 89° 58' 20" West, 632.19 feet to said Easterly right of way line of Hill Road; thence North 15° 33' 21" East along said Easterly right of way line, 259.47 feet to the point of beginning

ALSO EXCEPTING THEREFROM a parcel of land situated in Section 5, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

(Continued)

(Legal Description continued)

Commencing at the Northwest corner of said Section 5; thence South $89^{\circ} 58' 20''$ East along the North line of said Section 5, 953.76 feet; thence leaving said North section line South $00^{\circ} 45' 00''$ West, 744.32 feet; thence North $89^{\circ} 36' 30''$ West 80.00 feet to the point of beginning for this description; thence continuing North $89^{\circ} 36' 30''$ West 605.78 feet to the Easterly right of way line of Hill Road, being a county road; thence North $23^{\circ} 30' 29''$ West along said Easterly right of way line, 23.80 feet to the beginning of a curve to the right; thence along the arc of a 606.62 feet radius curve to the right (delta = $29^{\circ} 59' 39''$; long chord = North $08^{\circ} 30' 40''$ West, 313.95 feet) 317.56 feet to the end of curve; thence leaving said Easterly right of way line South $89^{\circ} 58' 20''$ East 666.12 feet; thence South $00^{\circ} 45' 00''$ West, 336.17 feet to the point of beginning.

PARCEL 2:

A parcel of land situated in Section 5, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Commencing at the Northwest corner of said Section 5; thence South $89^{\circ} 58' 20''$ East, 307.88 feet to the Easterly right of way line of Hill Road, a county road, said point of being the point of beginning for this description; thence continuing South $89^{\circ} 58' 20''$ East along said Northerly section line, 645.88 feet; thence leaving said Northerly section line South $00^{\circ} 45' 00''$ West, 1296.54 feet to the Northerly right of way line of said Hill road; thence North $89^{\circ} 45' 44''$ West along said Northerly right of way line, 80.00 feet; thence leaving said Northerly right of way line North $00^{\circ} 45' 00''$ East, 1046.23 feet; thence North $89^{\circ} 58' 20''$ West, 632.19 feet to said Easterly right of way line of Hill Road; thence North $15^{\circ} 33' 21''$ East along said Easterly right of way line, 259.47 feet to the point of beginning