

05 FEB 16 PM 3:20

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State of Oregon, County of Klamath
Recorded 02/16 /2005 3:20 p n
Vol M05 Pg 10731-32
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After Recording, Return to:
Mortgage Information Services, Inc.
Attn: Recording Dept.
4877 Galaxy Parkway
Cleveland, OH 44128

1st 5108102

QUITCLAIM DEED

M.I.S. FILE NO.
649579

Grantor: Sarah E. Artemoff, a married woman, joined by her husband Mark D. Groshong, of 5305 Hilldale St., Klamath Falls, OR 97603

Grantee: Mark D. Groshong and Sarah E. Artemoff, husband and wife, as joint tenants with right of survivorship, of 5305 Hilldale St., Klamath Falls, OR 97603

Grantor, releases and quitclaims to Grantee, all right, title, and interest in the following described real property, to wit:

ALL OF LOT 19 AND THAT PORTION OF LOT 20, SUMMERS HEIGHTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE INF THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, IN THE SW 14 NW 1/4 OF SECTION 14, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 20; THENCE NORTH 0°16' WEST ALONG THE EASTERLY LINE OF SAID LOT 20 A DISTANCE OF 9.00 FEET TO THE SOUTHEAST CORNER OF LOT 20; THENCE NORTH 89°27' WEST ALONG THE SOUTHERLY LINE OF SAID LOT 20 A DISTANCE OF 160.00 FEET TO THE POINT OF BEGINNING.

Commonly known as: 5305 Hilldale St., Klamath Falls, OR 97603

Tax account no.: R572847

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.

The true consideration for this conveyance is \$ 0.00. Other value was the whole consideration.

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Until a change is requested, all tax statements should be sent to the following address:
Sarah E. Artemoff
5305 Hilldale St.
Klamath Falls, OR 97603

Dated this 26th day of January, 2005.



SARAH E. ARTEMOFF

STATE OF OREGON)
) SS:
COUNTY OF KLAMATH)

This Instrument was acknowledged before me on this 26th day of January, 2005 by Sarah E. Artemoff.



NOTARY PUBLIC

My Commission Expires: 5-24-07

