

This document prepared by (and after recording return to):

Name: Amy L McCaffrey  
Firm/Company: Attorney at Law  
Address: 10570 SE Washington  
Address 2: Suite 201  
City, State, Zip: Portland OR 97216  
Phone: 503-408-9600

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

Gislinda McCoy Nomura  
2709 SW Taylors Ferry Road  
Portland OR 97219

State of Oregon, County of Klamath  
Recorded 05/10/2005 8:16 a m  
Vol M05 Pg 33567-9  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 3

-----Above This Line Reserved For Official Use Only-----

**QUITCLAIM DEED**  
(Individual to Two Individuals)

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Gislinda McCoy Nomura**, an Individual, married, hereinafter referred to as "Grantor", does hereby remise, release, and forever quitclaim unto **Gislinda McCoy Nomura and Jean Margaret McCoy**, Two Individuals, Joint Tenants with the Right of Survivorship and not as tenants in common, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of Klamath, State of Oregon, to-wit:

Lot 1, in Block 8, Tract 1090, WAGON TRAIL ACREAGES NO. 1 SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ENCUMBRANCES: 1. Subject to the terms and provisions of Wagon Trail Ranch Homeowners Association as set forth in instrument recorded in Volume M72, Page 9677, Microfilm Records of Klamath County, Oregon. 2. Subject to reservations and restrictions as contained in dedication of plat of Wagon Trail Acreages No. 1, Second Addition, to wit: NOTE: Mobile Homes are permitted on lots except the following: Lots 1 through 6, 12 through 18, 27 through 39, 44 and 45 in Block 6, Lot 1, in Block 7; Lots 1 and 10 through 15 in Block 8; Lots 1 through 3, 7 and 8 in Block 9. 3. Reservation and restrictions of Wagon Trail Ranch imposed by instrument recorded August 30, 1972, in Volume M72, Page 9766, Microfilm Records of Klamath County, Oregon, and amended by instruments recorded in Volume M77, page 207, and recorded in Volume M77, page 210, Microfilm Records of Klamath County, Oregon. 4. Declaration subjecting the above subdivision to the covenants, conditions, restrictions of Wagon Trail Ranch recorded in Volume M75, Page 8741, Microfilm Records, Klamath County, Oregon. 6. A 25 foot public utility easement as shown on dedication plat (affects Easterly portion of Lot).

Prior instrument reference: Vol. M98 Page 37092 No. 67606 of the Recorder of Klamath County, Oregon

33568

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

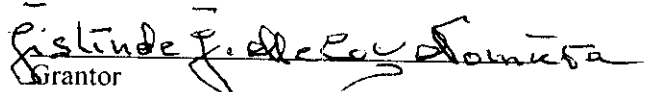
To the said Grantees as joint tenants, with right of survivorship, their heirs, personal representatives, executors and assigns forever: it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other(s), the entire interest in fee simple shall pass to the surviving Grantee(s), and if one does not survive the other(s), then the heirs and assigns of the Grantees herein shall take as tenants in common.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$10.00.

In construing this deed, where the context so required, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

The true consideration for this conveyance is \$10.00 (Here comply with the requirements of ORS 93.030)

WITNESS Grantor(s) hand(s) this the 4 day of May, 2005.

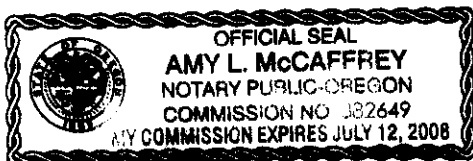
  
Grantor  
Gislinde McCoy Nomura

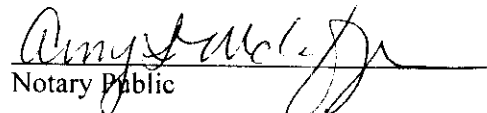
This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses and to determine any limits on lawsuits against farming or forest practices as defined in ORS 30.930.

STATE OF OREGON

COUNTY OF WASHINGTON

This instrument was acknowledged before me on 5/4/05 (date) by Gislinde McCoy Nomura.



  
Notary Public  
Amy L. McCaffrey  
Print Name

My Commission Expires: 7-12-08

**Grantor(s) Name, Address, phone:**

Gislinde McCoy Nomura  
2709 SW Taylors Ferry Road  
Portland OR 97219

**Grantee(s) Name, Address, phone:**

Gislinde McCoy Nomura  
2709 SW Taylors Ferry Road  
Portland OR 97219

Jean Margaret Honour  
5426 Percheron Street  
Las Vegas NV 89119