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



MTC 80035 SH

2007-014581

Klamath County, Oregon

Grantor's Name and Address



00029407200700145810020021

Grantee's Name and Address

SPACE RESE

08/17/2007 03:19:56 PM

Fee: \$26.00

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

AmeriTitle

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Gary & Darlean Peterson
 11387 Lower Lake Rd
 Klamath Falls, OR
 97603

MTC 80035 SH

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that SANDRA K. CHEYNE

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto GARY PETERSON AND DARLEAN PETERSON, husband and wife, 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 LEGAL DESCRIPTION MADE A PART HEREOF

(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 \$ to clear title. ① 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 July 24, 2007; 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.

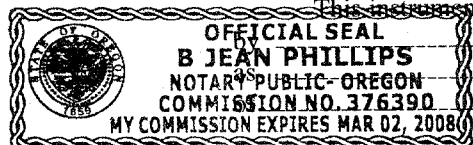
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

Sandra K. Cheyne
 Sandra K. Cheyne

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on July 24, 2007
 by Sandra K. Cheyne

This instrument was acknowledged before me on



B Jean Phillips
 Notary Public for Oregon
 My commission expires 3-2-08

26FMT

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situate in Lot 1 of Section 28, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin marking the quarter section corner common to Sections 21 and 28; thence South $00^{\circ} 05' 50''$ West on the East line of said Lot 1, 744.97 feet more or less to the corner of a parcel of land described in Volume M89, page 13285, Deed Records of Klamath County, Oregon; thence North $89^{\circ} 47' 15''$ West on the North line of last said parcel, 489.01 feet; thence North $00^{\circ} 05' 50''$ East parallel with the East line of said Lot 1, 623.89 feet to a $\frac{5}{8}$ inch iron pin; thence North $89^{\circ} 54' 10''$ West, 79.48 feet to a $\frac{5}{8}$ inch iron pin; thence North $00^{\circ} 05' 50''$ East parallel with the East line of said Lot 1, 72.17 feet to a $\frac{5}{8}$ inch iron pin; thence South $89^{\circ} 54' 10''$ East 79.48 feet to a $\frac{5}{8}$ inch iron pin; thence North $00^{\circ} 05' 50''$ East parallel with the East line of said Lot 1, 48.38 feet to a $\frac{5}{8}$ inch iron pin on the North line of said Lot 1; thence South $89^{\circ} 51' 05''$ East on the said North line, 489.01 feet to the point of beginning.

TOGETHER WITH a non-exclusive easement for ingress and egress being 30 feet in width and being more particularly described in Volume M02, pages 22186 and 22187, Deed Records of Klamath County, Oregon.

ALSO TOGETHER WITH a non-exclusive easement for ingress and egress, being 30 feet in width and also being 15 feet width on each side of the following described centerline: Beginning as a point on the West line of the above described parcel of land from which the Southwest corner of said parcel bears South $00^{\circ} 05' 50''$ West, 399.08 feet; thence South $82^{\circ} 11' 00''$ West, 403.85 feet to a point on the West line of a parcel of land described in Volume M00, page 44971, Deed Records of Klamath County, Oregon, the Northwest corner of which bears North $00^{\circ} 05' 50''$ East, 401.32 feet.