

The 1982 Quitclaim  
out of Olo by DC "Mike"

Territorial Registrar's Office  
RECEIVED

Date 8/11/82 Hour 2:20 pm

QUITCLAIM DEED

The undersigned ("Quitclaimor"), in his capacities as an individual, as a beneficiary and/or trustee of any pertinent trusts, as a legatee, administrator and/or executor of any pertinent estates and as a shareholder, officer and/or director of any pertinent corporations does hereby remise, release, bargain, convey, and forever quitclaim unto James Pritchard Kneubuhl, as trustee under the real estate trust established on or about August 15, 1960 by Lena Pritchard Kneubuhl, ("Quitclaimee"), for the benefit of, in equal shares, James Pritchard Kneubuhl, John Alexander Kneubuhl, Benjamin Franklin Kneubuhl, Jr. and Margaret Kneubuhl Landrigan ("Beneficiaries"), all right, title, interest, estate, claim, possession and demand, both at law and in equity, in and to the real property and any improvements thereon, more particularly described and situated as:

That parcel of land known as "Olo Plot B," situated in Land Square 32, Unit "B" and "C," in the Village of Taputimu, County of Tualatai, Western District, Island of Tutuila, American Samoa, bounded and described as follows:

Beginning at a point which lies in an iron pin situated 349.0 feet S 198 deg 31 min 00 secs W of an iron pin which has coordinates X=228, 198.06 and Y=280, 822.30, American Samoa Datum of 1962; run thence Southeast 420.0 feet to a point which is located by beginning at the iron pin which has coordinates X=228, 198.06 and Y=280, 822.30, American Samoa Datum of

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1962; run therefrom S 82 deg 36 min 10 secs E, 301.54 feet to an iron pin, and run therefrom S 01 deg 22 min E, 327.42 feet to an iron pin; from this pin located as aforescribed continue N 67 min 32 secs E, 45.08 feet; thence S 41 deg 10 min, 170.00 feet; thence Southwest S 225 deg 0 min 00 secs W, 210.0 feet to the point; thence South 180 deg, 130 feet to the point; thence West 270 deg, 470.0 feet to the point of curve, thence along the arc of a curve concave to the right through a central angle of 14 deg 47 min 20 secs, 192.35 feet to the point of curvature; thence N 18 deg 31 min 00 secs E, 165.0 feet to the point of beginning, containing an area of 4.029 acres, more or less.

Quitclaimor hereby covenants and warrants with respect to the property which is the subject of this Quitclaim Deed as follows, except as disclosed or otherwise known to the Quitclaimee or Beneficiaries:

(1) That prior to the execution of this Quitclaim Deed, Quitclaimor has executed and delivered no other deeds, grants, or conveyances of the property;

(2) That Quitclaimor, Quitclaimee and Beneficiaries are aware that the property may be subject to disputes concerning boundaries and title;

(3) That Quitclaimor will, without expense to Quitclaimor (a) take any steps requested by Quitclaimee and/or Beneficiaries which are reasonable and necessary in order to perfect and protect the boundaries and title of

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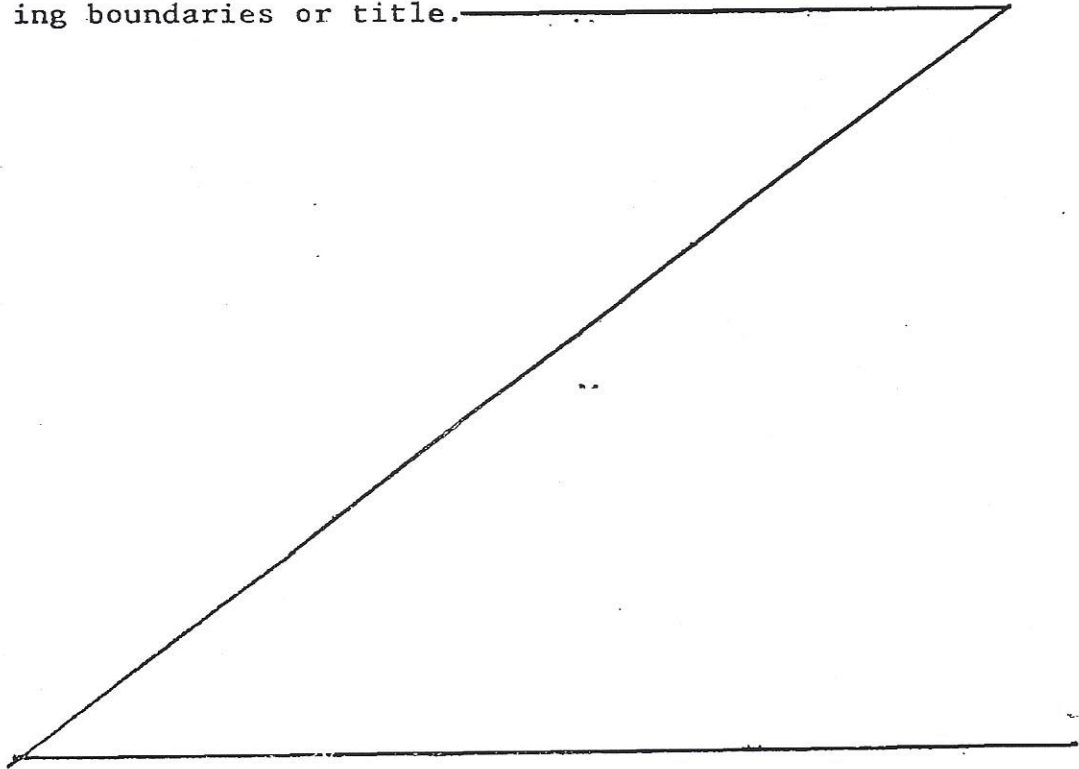
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the property and (b) cooperate with Quitclaimee and/or Beneficiaries in defending Quitclaimee's and/or Beneficiaries' boundaries and title should an adverse claim be made by any third party;

(4) That Quitclaimor will not contest Quitclaimee's and/or Beneficiaries' title in the future; and

(5) That this Quitclaim Deed is given in good faith and Quitclaimor is not intentionally concealing from Quitclaimee and/or Beneficiaries any known dispute concerning boundaries or title.



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No warranties or guarantees of title as to any property conveyed by this Quitclaim Deed are made except as expressly provided herein.

IN WITNESS WHEREOF, this Quitclaim Deed has been executed on the day and year as indicated by the signature affixed hereto.

STATE OF CALIFORNIA )  
                                  ) .SS  
COUNTY OF ORANGE )

DATED: 7-20-82

*Douglas C. Kneubuhl*  
DOUGLASS CRANE KNEUBUHL

(SEAL)

On July 20, 1982,  
before me, the undersigned, a  
Notary Public in and for said  
State, personally appeared  
Dougllass Crane Kneubuhl, known  
to me to be the person whose  
name is subscribed to the  
within instrument and acknowl-  
edged to me that he executed  
the same.



WITNESS my hand and official seal.

Signature: *Carla J. Cox*

RECORDED IN Land Transfers  
VOLUME 14 P. 257  
DATE: August 17, 1982

*HP 10:30 AM*  
*Carla J. Cox*  
TERRITORIAL REGISTRAR  
AMERICAN SAMOA GOVERNMENT

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*Carla J. Cox* 8/17/82  
Territorial Registrar