

TC

34596

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That United Finance Co.
515 East Burnside, Ptld, Or. , hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by Geoffrey E. Nelson and Audrey V. Nelson , hereinafter called the grantee,
does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that
certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining,
situated in the County of Deschutes and State of Oregon, described as follows, to-wit:

Lot 6 Block 6, 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.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

United Finance Co.

515 East Burnside

Portland, Oregon 97214

GRANTOR'S NAME AND ADDRESS

Geoffrey E. And Audrey V. Nelson

19966 Wagon Tree Ct
Bend, Oregon 97701

GRANTEE'S NAME AND ADDRESS

After recording return to:

Geoffrey E. and Audrey V. Nelson

19966 Wagon Tree Ct
Bend, Oregon 97701

NAME, ADDRESS, ZIP

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

Geoffrey E. and Audrey V. Nelson

19966 Wagon Tree Ct
Bend, Oregon, 97701

NAME, ADDRESS, ZIP

STATE OF OREGON

County of _____

I certify that the within instrument was received for record on the
day of _____, 19____,
at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____
Record of Deeds of said county.
Witness my hand and seal of
County affixed.

SPACE RESERVED
FOR
RECORDER'S USE

Recording Officer

By _____

Deputy.

142
MAR 19 1984

ck
8.10



To Have and to Hold the same unto the said grantees and grantee's heirs, successors and assigns forever.
 And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that
 grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances.

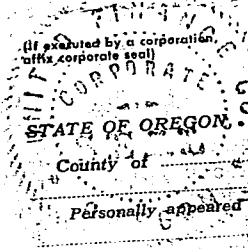
THOSE OF RECORD

and grantor will
 warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims
 and demands of all persons whomsoever, except those claiming under the above described encumbrances.
 The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,400.00

However, the actual consideration consists of or includes other property or value given or promised which is
 the whole consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammat-
 ical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 12th day of March, 1984;
 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto
 by order of its board of directors.



and acknowledged the foregoing instru-
 ment to be voluntary act and deed.
 Before me:
 (OFFICIAL
 SEAL)
 Notary Public for Oregon
 My commission expires:

UNITED FINANCE COMPANY

[Signature]

STATE OF OREGON, County of Multnomah) ss.
 March 12, 1984
 Personally appeared R. H. Parker, Jr. and
 Lowell N. Swanson who, being duly sworn,
 each for himself and not one for the other, did say that the former is the
 president and that the latter is the
 secretary of United
 Finance Co., a corporation,
 and that the seal affixed to the foregoing instrument is the corporate seal
 of said corporation and that said instrument was signed and sealed in be-
 half of said corporation by authority of its board of directors; and each of
 them acknowledged said instrument to be its voluntary act and deed.

Before me:
[Signature]
 Notary Public for Oregon
 My commission expires: 9/22/84

(OFFICIAL
 SEAL)

STATE OF OREGON: COUNTY OF KLAMATH:ss
 I hereby certify that the within instrument was received and filed for
 record on the 19th day of March A.D., 1984 at 9:42 o'clock A.M.
 and duly recorded in Vol. M84, of Deeds on page 4402.

EVELYN BIERK, COUNTY CLERK
 by: *[Signature]*, Deputy.

Fee: \$ 8.00