KNOW ALL MEN BY THESE PRESENTS, That FAVELL-UTLEY CORPORATION,

an Oregon corporation hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by.....

ANDREW J. NELSON

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 Klamath and State of Oregon, described as follows, to-wit:

Lot 7, Block 4, CRED-DEL ACRES SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING therefrom the following portion of said Lot 7, Block 4 CRED-DEL ACRES SECOND ADDITION: Beginning at the northwest corner of said Lot 7; thence South along the west boundary line

of said Lot 7, 172.78 feet, more or less, to the southwest corner of said Lot 7; thence East along the south boundary line of said Lot 7, 60 feet; thence North 172.78 feet, more or less, to a point on the north boundary line of said Lot 7, which is 60 feet East of the northwest corner of said Lot 7; thence West along the north boundary line of said Lot 7,

SUBJECT TO those certain easements, reservations, restrictions and rights of way of record or apparent on the ground.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee 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

grantor will warrant and forever defend the said 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 \$.4.,500.00. XS HODGERK X MEC DE NUM X CONSISTENTIAN X CONSISTENCE OF XXX IN TO CONSISTENCE AND CONSISTENCE OF XXX IN TO CONSISTENCE O 

In construing this deed and where the context so requires, the singular includes the plural and all grammatical

(If executed by a corporation, affix corporate seal)

STATE OF OREGON. County of .....

and acknowledged the loregoing instru-....voluntary act and deed. Belore me:

(OFFICIAL

Notary Public for Oregon My commission expires:

FAVELL-UTLEY CORPORATION, an Oregon corporation

President

STATE OF OREGON, County of. June 31 , 19 85

Robert C. Utley Larry A. Utley each for himself and not one for the other, did say that the former is the ...who, being duly sworn, president and that the latter is the

secretary of Favell-Utley COMPORATION 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 behalf of said corporation by authority of its board of directors; and each of Before me:

Helen morce

STATE OF OREGON,

Notary Public for Oregon My commission expires:

Favell-Utley Corporation P.O. Box 1071

Lakeview, OR 97630
GRANTOR'S NAME AND ADDRESS

Andrew J. Nelson 2623 W. 119th Avenue Westminster, CO 80234 GRANTEE'S NAME AND ADDRESS

After recording return to:

Andrew J. nelson 2623 W. 119th Avenue Westminster, CO 80234 NAME, ADDRESS, ZIP

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

2623 W. 119th Avenut Westminster, CO 80234
NAME ADDRESS ZIP

PACE RESERVED RECORDER'S USE

Fee: \$5.00

County of Klamath

I certify that the within instrument was received for record on the 1st day of July , 19 35, at. 2:16 o'clock P. M., and recorded page. 10091 or as document/fee/file/ instrument/microfilm No. ..50522 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Bichn, County Clerk

(OFFICIAL