



K-42679

STATUTORY WARRANTY DEED
(Individual or Corporation)George R. Nicholsonconveys and warrants to Guillermo Borboa Conservatorship . Grantorthe following described real property in the County of Klamath and State of Oregon. . Grantee

Beginning at a point North 32°14' West 123.30 feet from a stone in the center of the Northerly end of Conger Avenue; thence North 32°14' West 262.95 feet; thence South 72°12' West to Link River; thence down Link River to a point which is South 72°12' West of the place of beginning; thence North 72°12' East to the place of beginning, being a part of Lot 8 of Section 32 in Township 38 S. R. 9 E.W.M. and being included in the exterior boundary of Buena Vista Addition to Klamath Falls, Oregon.

SAVING AND EXCEPTING the Northerly 75 feet thereof.

Tax Account No. 3809-32BC-2000 Key No. 474212

This property is free of liens and encumbrances, EXCEPT:

Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 260,000.00 (Here comply with the requirements of ORS 93.030*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 1st day of November 19 90. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

George R. Nicholson
George R. Nicholson

STATE OF OREGON, County of Klamath ss.
The foregoing instrument was acknowledged before me
this 1st day of Oct. Nov 19 90
by George R. Nicholson

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____ of _____
a corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: 7-4-94

OFFICIAL SEAL
TRACIE V. CHANDLER
NOTARY PUBLIC - OREGON
COMMISSION NO. 000112
MY COMMISSION EXPIRES JULY 06, 1994

Notary Public for Oregon

My com

STATE OF OREGON,
County of Klamath ss.

After recording return to:
Klamath First Federal Savings and Loan
540 Main St.
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

same as above

Filed for record at request of:

Klamath County Title co.
on this 2nd day of Nov. A.D., 19 90
at 3:14 o'clock P M. and duly recorded
in Vol. M90 of Deeds Page 22072
Evelyn Biehn
County Clerk

By Shirley Mullendale
Deputy.

Fee, \$28.00