MOUNTAIN TITLE COMPANY

MTC# 30675 67922	WARRANTY DEED	Vol. 1993 Page 23297
KNOW ALL MEN BY THESE PRESENTS,		
hereinafter called the grantor, for the consider Nancy H. Baldini	ration hereinafter stated, to	grantor paid by
the grantee, does hereby grant, bargain, sell and the certain real property, with the tenements,	convey unto the said grantee	and grantee's heirs, successors and assigns, ances thereunto belonging or appertaining,
DI FACE CEF	REVERSE SIDE OF THIS	DOCUMENT
Point die	NEVEROE SIDE OF THE	D00011211.1
MOUNTA	IN TITLE CO	MPANY
"This instrument will not allow use of the plaws and regulations. Before signing or acceptic check with the appropriate city or county plan	property described in this in ing this instrument, the pers	strument in violation of applicable land use on acquiring fee title to the property should
To Have and to Hold the same unto the s And said grantor hereby covenants to and w is lawfully seized in fee simple and the above record and those apparent upon the	ith said grantee and grantee granted premises, free fron	's heirs, successors and assigns, that granton a all encumbrances—except those of the date of this deed,
grantor will warrant and forever defend the sat and demands of all persons whomsoever, exce The true and actual consideration paid fo	pt those claiming under the r this transfer, stated in ter KKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKKK	r above described encumbrances. ms of dollars, is 5 **88,000.00** XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
XXXXIXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	ntext so requires, the singul ns hereof apply equally to d ued this instrument this _1	ar includes the plural and all grammatical corporations and to individuals. Oth day ofSeptember . 1993
STATE OF OREGON, County of Klamath ss. September 10 , 1993 Personally appeared the above named Michael R. Nelsen and Jo A. Nelsen	Michael R	Nelse
and acknowledged the foregoing instrume to be their voluntary act and deed	nt	Seil
Notary Public for Oregon My commission expires:	The foregoin	County of
		nt, and by
OFFICIAL SEAL GERALD A. PAGE NOTARY PUBLIC - OREGON	a	corporation, on behalf of the corporation
COMMISSION NO. 021499 OWMISSION CYPIRES APR 24, 1997	Notary Public for Oreg My commission expire	s: (SEAL
Michael R. Nelsen & Jo A. Nelsen		STATE OF OREGON,
C/O KFFSL		is a supply of the control of the co
GRANTOR'S NAME AND ADDRESS		County of
Nancy H. Baldini		I covify that the within instrument was received for record on the
1812 Tiffany Street		day of
Klamath Falls, OR 97601		at o'clock M., and recorded
GRANDES NAME AND ADDRESS. After recording return to	SPACE RESERVED.	in book on page or a file/reel number
Klamath First Federal	RECORDERS USI	Record of Deeds of said county.
D O D E070		Witness my hand and seal of County
P. O. Box 5270 Klamath Falls, OR 97601	į	`
		affixed.
Klamath Falls, OR 97601 NAME, ADDRESS, ZIP Finil a change is requested all the statement shall be sent to the following address.		`
Klamath Falls, OR 97601 NAME, ADDRESS, ZIP		`

LEGAL DESCRIPTION

A parcel of land situated in Block 24 ELDORADO HEIGHTS ADDITION to the City of Klamath Falls according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon being more particularly described as follows:

All of Lot 17, Block 24, and that portion of Lot 13, Block 24, ELDORADO HEIGHTS ADDITION to the City of Klamath Falls, Oregon, described as beginning at a point on the West right of way line of Tiffany Street, said line being also the East line of Lot 13, Block 24, from which the Northeast corner of said Block 24 bears North 0 degrees 18' East, 264.00 feet distant; thence North 89 degrees 42' West 90.04 feet, more or less, to the Northeasterly line of Lot 15, Block 24; thence in a Southeasterly direction along the said Northeasterly line of Lot 15 on a 6 degrees 36' 40° curve to the right, 47.38 feet, more or less, to the corner common to Lots 13, 15, 16 and 17, according to the apportionment survey of Lot distances in this block along Eldorado Boulevard and filed in the County Surveyor's Office (File No. 266); thence along the South line of said Lot 13, North 79 degrees 44' 40° East 68.48 feet, more or less, to the Southeast corner of said Lot 13; thence North 0 degrees 18' East 26.27 feet to the point of beginning.

STATE	OF OREGON: CO	UNTY OF KLAMATH: ss.	10ab	day
Filed fo	or record at reques		10th M93	
0!	зерс.	of Deeds on rage		
CCC	\$35.00	By Dallas Miller		