



2000 MAR 27 PM 2: 57

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Terrill E. Nicol

724 S. Oracle

Mesa, AZ 85204

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

Terrill E. Nicol

724 S. Oracle

Mesa, AZ 85204

Escrow No. 004045

Title No. K-55140

State of Oregon, County of Klamath

Recorded 3/27/00, at 2:57 p m.

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Linda Smith,

County Clerk Fee\$ 21⁰⁰

STATUTORY WARRANTY DEED

Tom Scott also known as Thomas G. Scott and Bernard Riesterer, as tenants in common, Grantor, conveys and warrants to Terrill E. Nicol and Sandra M. Nicol, husband and wife., Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 21, Block 1, Tract 1060 Sun Forest Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

This property is free of liens and encumbrances, EXCEPT:

Easements, Covenants, Conditions and Restrictions of record, if any.

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 FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$7,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 25th day of February, 2000.

Thomas G. Scott

Tom Scott

Bernard Riesterer

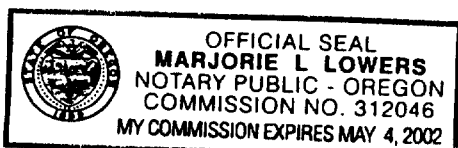
Bernard Riesterer

STATE OF OREGON

County of Marion

} ss.

This instrument was acknowledged before me on this 25 day of February, 2000
by Tom Scott aka Thomas G. Scott and Bernard Riesterer



Marjorie L. Lowers

Notary Public for Oregon

My commission expires: May 4, 2002

K21-