

200 DEC 15 PM 3:27

MT52823-MS  
WARRANTY DEED

Vol M00 Page 45213

MICHAEL W. YOUNG and KATHRYN L. YOUNG, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
WINSTON F. NILSSON and E. CLAREN NILSSON, husband and wife,  
Grantee(s) and grantee's heirs, successors and assigns the following described  
real property, free of encumbrances except as specifically set forth herein in  
the County of KLAMATH and State of Oregon, to wit:

LOT 18, BLOCK 3, TRACT NO. 1083, CEDAR TRAILS, ACCORDING TO THE OFFICIAL  
PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,  
OREGON.

4008-020c0-00500-000

624943

SUBJECT TO: all those items of record and those apparent upon the land, if  
any, as of the date of this deed and those shown below, if any:  
and the 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.

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 and actual consideration for this conveyance is 210,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: P.O. BOX 933, MERRILL, OR 97633

Dated this 15<sup>th</sup> day of Dec, 2000.

Michael W. Young  
MICHAEL W. YOUNG  
Kathryn L. Young  
KATHRYN L. YOUNG

State of Oregon  
County of KLAMATH

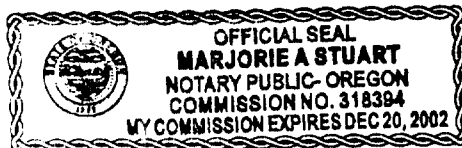
This instrument was acknowledged before me on Dec 15, 2000 by  
MICHAEL W. YOUNG AND KATHRYN L. YOUNG.

Marjorie A Stuart  
(Notary Public for Oregon)

My commission expires 12/20/02

ESCROW NO. MT52823-MS

Return to:  
WINSTON F. NILSSON  
P.O. BOX 933  
MERRILL, OR 97633



State of Oregon, County of Klamath  
Recorded 12/15/00, at 2:27 p. m.  
In Vol. M00 Page 45213  
Linda Smith,  
County Clerk Fee \$ 21.00