

01 MAY 8 PM 3:12

mtc 53492-ms
WARRANTY DEED

21118

Vol. M01 Page

KARL R. NYSTROM AND VIRGINIA A. NYSTROM, AS TENANTS BY THE ENTIRETY,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KARL R. NYSTROM AND VIRGINIA A. NYSTROM, HUSBAND AND WIFE AND CHRISTINA A.
NYSTROM, ALL WITH RIGHTS OF SURVIVORSHIP,
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 13, RUNNING Y RESORT, PHASE I, ACCORDING TO THE OFFICIAL PLAT THEREOF
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3808-004D0-01700-000

881302

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 .00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: P.O. BOX 1956, DANVILLE, CA 64526

Dated this 7th day of May, 2001

Karl R. Nystrom
KARL R. NYSTROM

Virginia A. Nystrom
VIRGINIA A. NYSTROM

STATE OF ~~OREGON~~ OREGON

COUNTY OF KLAMATH

On May 7, 2001 before me, MARJORIE A STUART
personally appeared KARL R. NYSTROM AND VIRGINIA A. NYSTROM personally known to
me (or proved to me on the basis of satisfactory evidence) to be the person(s)
whose name(s) is/are subscribed to the within instrument and acknowledged to me
that executed the same in authorized capacity(ies), and that by
signatures(s) on the instrument the person(s) or the entity upon behalf of
which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Margorie A Stuart



ESCROW NO. MT53492-MS

Return to:

KARL R. NYSTROM
P.O. BOX 1956
DANVILLE, CA 64526

State of Oregon, County of Klamath
Recorded 05/08/01, at 3:12 p.m.
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Linda Smith,
County Clerk Fee \$ 21.00