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STATE OF OREGON,

County of \_\_\_\_\_ } ss.

I certify that the within instrument was received for recording on \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ and/or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_, Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

Anita M. Nicocia

3636 Pala Verde Ave

Long Beach, Ca. 90808

Grantor's Name and Address

John and Cheryl A. Nicocia

Po Box 795

Keno, Or. 97627

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

John and Cheryl A. Nicocia

Po Box 795

Keno Or. 97627

Until requested otherwise, send all tax statements to (Name, Address, Zip):

John and Cheryl A. Nicocia

Po Box 795

Keno, Or. 97627

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Anita M. Nicociahereinafter called grantor, for the consideration hereinafter stated, to grantor paid by John and Cheryl A. Nicocia,

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 8 in Block 27 of Tract 1004, Third Addition To  
Klamath River Acres, according to the official plat  
thereof on file in the office of the County Clerk of  
Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

Those of record and those apparent on the land.

\_\_\_\_\_ , and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ Love and affection. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols  $\Phi$ , if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on August 17, 2001; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Anita M. Nicocia  
Anita M. Nicocia

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

This instrument was acknowledged before me on \_\_\_\_\_ by \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_ by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_

Notary Public for Oregon

My commission expires \_\_\_\_\_

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

} ss.

County of Los Angeles

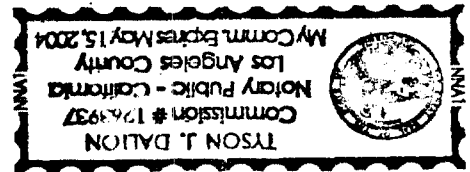
On Aug. 17, 2001, before me, Tyson J. Dalton, Notary Public,

personally appeared Anita M. Nicolia

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 within the instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(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.

Tyson J. Dalton



OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title of Type of Document:

Warranty Deed

Document Date: 8-17-01

Number of Pages: 1

Signer(s) Other Than Named Above:

State of Oregon, County of Klamath  
Recorded 08/24/01 at 10:44 a.m.  
In Vol. M01 Page 43162  
Linda Smith,  
County Clerk Fees \$26.00