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MT54749-MS  
WARRANTY DEED

Vol M01 Page 43849

NATHANIEL JACKSON, JR.,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

JAMES S. ANDERSON,

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 1 IN BLOCK 5 OF RAINBOW PARK ON THE WILLIAMSON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, TOGETHER WITH AN UNDIVIDED 1/68TH INTEREST IN LOTS 4 AND 5 IN BLOCK 1 OF SAID ADDITION.

3407-022CA-01700-000

193141

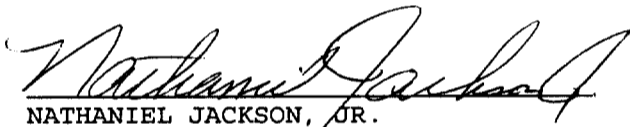
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:  
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 8,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 190 Tegner Street, Ste #203, Wickenburg, AZ 85358

Dated this 21 day of August, 2001.

  
NATHANIEL JACKSON, JR.

~~State of~~ KWATALEW ATOLL  
~~County of~~ REPUBLIC OF THE MARSHALL ISLANDS

This instrument was acknowledged before me on August 21, 2001 by  
NATHANIEL JACKSON, JR..

  
(Notary Public)

My commission expires October 10, 2001

ESCROW NO. MT54749-MS

Return to:

JAMES S. ANDERSON  
190 Tegner Street, #203  
Wickenburg, AZ 85358

State of Oregon, County of Klamath  
Recorded 08/28/01 at 3:17 p.m.  
In Vol. M01 Page 43849  
Linda Smith,  
County Clerk Fee \$ 21<sup>00</sup>