ASPEN 54495

FUC MAR 4 PHILISO

After Recording Remm to: ROBERT D. NIELSEN and TINA L. NIELSEN 1635 Siskoyou Street Klamath Falls, OR 97601

Until a change is requested all tax statements Shall be sent to the following address: ROBIGET D. NIELSEN and TINA L. NIELSEN 1635 Siskiyou Street Klamath Falls, OR 97601 Vol MO2 Page 12878

State of Oregon, County of Klamath Recorded 03/04/2002 //:30 a m. Vol M02, Pg / 28 28 - 29
Linda Smith, County Clerk
Fee \$ 2600 # of Pgs 2

## WARRANTY DEED

MICHAEL D. WOODS and LINDA K. WOODS, herein called granter, convey(s) to ROBERT D. NIELSEN and TINA L. NIELSEN, husband and wife, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 5 and 6, Block 86, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

And covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above

The true and actual consideration for this transfer is \$46,000.00. (here comply with the requirements of OR\$ 93.930)

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 ACQUINING FREE 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.

	Michael Wood
	MICHAELD. WOODS
STATE OF OREGON, County of Klamath) ss.	LINDAK WOODS
/h_	eared the above named MICHAEL, D. WOODS and unent to be their voluntary act and deed

Before me: See California from

Notary Public for Oregon My commission expires: 07-01-05

This Document is recorded at the request of: Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601 Order No.: 00054495

Dated: February 20, 2002

## CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

Description of Attached Document   Though the information below is not required by law, it may prove valuable to persons relying on the document and could prince of Pages:   Description of Attached Document   Description   Descript	IFORNIA ALL-PURPOSE ACKNOWLE	
County of Security  On	State of California	)
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personally appeared MCLARED . W (	/	- <b>)</b>
Description of Attached Document   Description   Descrip	On $\frac{2/25/32}{\frac{1}{2}}$ before me, $\frac{1}{2}$	Seanter Mans, Notary
Though the information below is not required by law, it may prove valuable to persons relying on the document and could price fraudulent removal and reattachment of this form to another document.  **Description of Attached Document**  Title or Type of Document:    Capacity(ies) Claimed by Signer   Capacity(ies) Claimed by Signer	personally appeared Michael D. W	ods and Linda K. Wood
Though the information below is not required by law, it may prove valuable to persons relying on the document and could price fraudulent removal and reattachment of this form to another document.  **Description of Attached Document**  Title or Type of Document:    Capacity(ies) Claimed by Signer   Capacity(ies) Claimed by Signer		Name(s) of Signer(s)
Though the information below is not required by law, it may prove valuable to persons relying on the document and could printed or Type of Document:    Description of Attached Document		proved to me on the basis of satisfactor
JENNIFER MARKS Z COMM. #1191040 NOTARY PUBLIC - CALFORNA I SACRAMENT COUNTY SACRAMENT COUNTY SACRAMENT PUBLIC - CALFORNA I SACRAMENT PUBLIC - CALFORNA I SACRAMENT PUBLIC - CALFORNA I SACRAMENT SAC		
JENNIFEH MATIO Z COMM. #1191040 NOTARY PUBLIC - CALFORNNA ] SACRAMENTO COUNTY Wy Comm. Expires AUG 21, 2002 Y Wy Comm. Expires		to be the person(s) whose name(s) kd/a subscribed to the within instrument a
Though the information below is not required by law, it may prove valuable to persons relying on the document and could priraudulent removal and reattachment of this form to another document.  Title or Type of Document:    Capacity(ies)   Claimed by Signer	JENNIFER MARKS Z	acknowledged to me that he/she/they execut
signature(s) on the instrument the person the entity upon behalf of which the person acted, executed the instrument.  WITNESS my hand and official seal.	COMM. #1191040RNIA II	
Though the information below is not required by law, it may prove valuable to persons relying on the document and could price fraudulent removal and reattachment of this form to another document.  Description of Attached Document  Fitle or Type of Document:  Document Date:  Document Date:  Capacity(ies) Claimed by Signer  Signer's Name:  Individual  Corporate Officer — Title(s):  Partner —   Limited   General  Attorney-in-Fact  Trustee  Guardian or Conservator	Z INTO A	signature(s) on the instrument the person(s).
Though the information below is not required by law, it may prove valuable to persons relying on the document and could prescription of Attached Document  Title or Type of Document:  Document Date:  Capacity(ies) Claimed by Signer  Signer's Name:  Individual  Corporate Officer — Title(s):  Partner —   Limited   General  Attorney-in-Fact  Trustee  Guardian or Conservator		the entity upon behalf of which the persons acted, executed the instrument.
Though the information below is not required by law, it may prove valuable to persons relying on the document and could prima fraudulent removal and reattachment of this form to another document.  Description of Attached Document  Fittle or Type of Document:  Document Date:  2/20/02  Number of Pages:  Signer(s) Other Than Named Above:  Capacity(ies) Claimed by Signer  Signer's Name:  Individual  Corporate Officer — Title(s):  Partner — _ Limited   General  Attorney-in-Fact  Trustee  Guardian or Conservator		
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Though the information below is not required by law, it may prove valuable to persons relying on the document and could printed fraudulent removal and reattachment of this form to another document.  Description of Attached Document  Fitle or Type of Document:		Signature of Notary Public
Though the information below is not required by law, it may prove valuable to persons relying on the document and could printed fraudulent removal and reattachment of this form to another document.  Description of Attached Document  Fitle or Type of Document:		
Description of Attached Document  Fitle or Type of Document:	OPTI	ONAL
Title or Type of Document: Would See Section 1  Document Date: 2/20/02 Number of Pages: 1  Digner(s) Other Than Named Above:	fraudulent removal and reattachme	re valuable to persons relying on the document and could preve ant of this form to another document.
Document Date:	Description of Attached Document	
Capacity(ies) Claimed by Signer  Signer's Name:  Individual Corporate Officer — Title(s): Partner — Limited General Attorney-in-Fact Trustee Guardian or Conservator	Title or Type of Document: Wawain	ty Reed
Capacity(ies) Claimed by Signer  Signer's Name:  Individual Corporate Officer — Title(s): Partner — Limited General Attorney-in-Fact Trustee Guardian or Conservator	Document Date: 2/20/02	Number of Pages: 1
Capacity(ies) Claimed by Signer  Signer's Name:  Individual Corporate Officer — Title(s): Partner — ☐ Limited ☐ General Attorney-in-Fact Trustee Guardian or Conservator	Ciana and a Callera Than All and a callera Th	
Signer's Name:  ☐ Individual ☐ Corporate Officer — Title(s): ☐ Partner — ☐ Limited ☐ General ☐ Attorney-in-Fact ☐ Trustee ☐ Guardian or Conservator		
Individual Corporate Officer — Title(s): Partner — □ Limited □ General Attorney-in-Fact Trustee Guardian or Conservator	Capacity(ies) Claimed by Signer	
Individual Corporate Officer — Title(s): Partner — ☐ Limited ☐ General Attorney-in-Fact Trustee Guardian or Conservator	Signer's Name:	RIGHT THI MADDIN
Corporate Officer — Title(s):	☐ Individual	OF SIGNER Top of thumb here
Attorney-in-Fact Trustee Guardian or Conservator	Corporate Officer — Title(s):	
Trustee Guardian or Conservator		
Guardian or Conservator		
Other:	Guardian or Conservator	
igner Is Representing:	Signer Is Representing	
	signor is representing.	