



mtc 56496

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After recording return to:  
NICKOLAS L. GOEVELINGER  
10018 MARQUAM CIRCLE  
MOLALLA, OR 97038

Until a change is requested all tax statements shall be sent to the following address:  
NICKOLAS L. GOEVELINGER  
10018 MARQUAM CIRCLE  
MOLALLA, OR 97038

Escrow No. BT042222RK  
Title No. \_\_\_\_\_

State of Oregon, County of Klamath  
Recorded 03/20/2002 3:12 p. m.  
Vol M02, Pg 16559  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**WARRANTY DEED**

AMERICAN CASH EQUITIES, INC. AN OREGON CORPORATION,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
NICKOLAS L. GOEVELINGER and CAROL A. GOEVELINGER, as tenants by the entirety  
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, DIAMOND PEAKS, TRACT NO. 1355, ACCORDING TO THE OFFICIAL PLAT  
THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,  
OREGON.

2407-007B0-12000-0000

KEY NO. 886971

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:  
1) THE PREMISES HEREIN DESCRIBED ARE WITHIN AND SUBJECT TO THE STATUTORY  
POWERS, INCLUDING THE POWER OF ASSESSMENT, AND EASEMENTS OF WALKER RANGE  
TIMBER FIRE PATROL; 2) EASEMENTS AS DEDICATED OR DELINEATED ON THE  
RECORDED PLAT; 3) COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED  
2-12-02, VOLUME M02, PAGE 8514, ALL IN MICROFILM RECORDS OF KLAMATH  
COUNTY, OREGON.

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.

The true and actual consideration for this conveyance is \$ 34,000.00.

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.

Dated this 18th day of March, 2002.

AMERICAN CASH EQUITIES, INC. AN OREGON CORPORATION

BY: Joel Gisler  
ITS: President

BY: \_\_\_\_\_  
ITS: \_\_\_\_\_

State of Oregon  
County of DESCHUTES

This instrument was acknowledged before me on MARCH 18, 2002 by  
JOEL GISLER AS PRESIDENT OF AMERICAN CASH EQUITIES, INC., AN OREGON  
CORPORATION.



Kam Hicks  
(Notary Public for Oregon)

My commission expires 11-28-05