

'02 APR 22 PM3:25

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After Recording Return to:  
**GAYLE PAYNE NICHOLSON**  
 2435 Lindley Way  
 Klamath Falls, OR. 97601

State of Oregon, County of Klamath  
 Recorded 04/22/2002 3:25 p m.  
 Vol M02. Pg 23722  
 Linda Smith. County Clerk  
 Fee \$ 21.00 # of Pgs 1

Until a change is requested all tax statements  
 Shall be sent to the address shown above.

**WARRANTY DEED**  
 (INDIVIDUAL)

**EVA ERNST, TRUSTEE OF THE EVA L. ERNST TRUST, U/D/A OCTOBER 31, 2000**, herein called Grantor, convey(s) to **GAYLE PAYNE NICHOLSON**, herein called Grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

**Lots 15, 16, 17, 18 and 19, Block 16, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.**

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, 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 **equitable exchange**  
 (here comply with the requirements of ORS 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 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 April 19, 2002.

**EVA L. ERNST TRUST U/D/A OCTOBER 31, 2000**

BY: Eva Ernst Trustee  
**EVA ERNST, TRUSTEE**

STATE OF OREGON, County of **Klamath**) ss.

On April 19, 2002 personally appeared the above named **EVA ERNST**, as Trustee of the **Eva L. Ernst Trust u/d/a October 31, 2000**.

This document is filed at the request of:



525 Main Street  
 Klamath Falls, OR 97601  
 Order No.: 00054916

Before me: Marlene T. Addington  
 Notary Public for Oregon  
 My commission expires: March 22, 2005  
 Official Seal

