

02 JUL 29 PM 1:42

After Recording Return to:  
SVEND HOYER-NIELSEN  
1201 Brickyard Way, #213  
Pr. Richmond, CA 94801-4141

Until a change is requested all tax statements  
Shall be sent to the following address:  
SVEND HOYER-NIELSEN  
Same as above

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State of Oregon, County of Klamath  
Recorded 07/29/2002 1:42 p.m.  
Vol M02, Pg 42550  
Linda Smith, County Clerk  
Fee \$ 21 # of Pgs 1

**WARRANTY DEED**  
(INDIVIDUAL)

KENNETH V. MARTIN AND MARTHA M. MARTIN TRUSTEES OF THE MARTIN FAMILY TRUST,  
herein called grantor, convey(s) to SVEND HOYER-NIELSEN, AN ESTATE IN FEE SIMPLE all that real  
property situated in the County of KLAMATH, State of Oregon, described as:

Lot 134, RUNNING Y RESORT, PHASE 2 PLAT, 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 **\$69,500.00.**  
(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 7-26-02

KENNETH V. MARTIN AND MARTHA M. MARTIN, TRUSTEES OF THE MARTIN FAMILY TRUST

Kenneth V. Martin, Trustee/Individual Martha M. Martin, Trustee/Individual

Washington Clark  
STATE OF ~~OREGON~~ County of ~~Klamath~~ ss.

On July 26, 2002 personally appeared the above named KENNETH V. MARTIN AND  
MARTHA M. MARTIN TRUSTEES OF THE MARTIN FAMILY TRUST and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

Judy K. Davis  
Notary Public for ~~Oregon~~ Washington  
My commission expires: 11-12-2004



This Document is recorded at the request of  
Aspen Title & Escrow, Inc.  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00055472

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