

'04 FEB 26 AM 11:25  
'04 FEB 10 PM 1:04

Vol M04 Page 08014

William C. Nash and Lois Dian Nash, )  
Trustees of the )  
William C. and Lois Dian Nash Trust )  
1125 Adams Street #A )  
Klamath Falls, Oregon 97601 )  
Grantor's Name and Address )

State of Oregon, County of Klamath  
Recorded 02/10/2004 1:04 P m  
Vol M04 Pg 8014-15  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

Nash Properties, LLC )  
1125 Adams Street #A )  
Klamath Falls, Oregon 97601 )  
Grantee's Name and Address )

Vol M04 Page 11078

After recording, return to: )

State of Oregon, County of Klamath  
Recorded 02/26/2004 11:25 a. m  
Vol M04 Pg 11078-80  
Linda Smith, County Clerk  
Fee \$ 31<sup>00</sup> # of Pgs 3

Grantee )

Until requested otherwise, send all tax )  
statements to: )

004-30

Grantee )

RE - RECORDING TO CORRECT LEGAL DESCRIPTION

### WARRANTY DEED

KNOW ALL BY THESE PRESENTS that William C. Nash and Lois Dian Nash, Trustees of the William C. and Lois Dian Nash Trust, hereinafter called grantors, for the consideration hereinafter stated, to grantor paid by William C. Nash, President of Nash Properties, LLC, hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

KLAMATH FALLS ORIGINAL, BLOCK 39, LOT 5 POR., MORE PARTICULARLY DESCRIBED  
ON ATTACHED EXHIBIT "A"  
More commonly known as 706 Main Street, Klamath Falls, OR 97601

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that grantor will warrant and forever defend the 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 paid for this transfer, stated in terms of dollars, is ONE DOLLAR AND NO/ 100ths (\$1.00). (1) However, the actual consideration consists of or includes other property of value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. (1) (The sentence between the symbols (1), if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on Feb 2/04  
20\_\_\_; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

  
WILLIAM C. NASH, TRUSTEE

Ret. Angela Nash o/c

26- 31<sup>00</sup> F RR

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STATE OF OREGON       )  
                                  )ss.  
County of Klamath     )

This instrument was acknowledged before me on Feb. 02, 2004

by William C. Nash

as Trustee

of William C. + Lois Dian Nash Trust



Sarah Wiseman  
Notary Public for Oregon

My commission expires 10/16/06

Lois Dian Nash  
LOIS DIAN NASH, TRUSTEE

STATE OF OREGON       )  
                                  )ss.  
County of Klamath     )

This instrument was acknowledged before me on Feb. 02, 2004

by Lois Dian Nash

as Trustee

of William C. + Lois Dian Nash Trust



Sarah Wiseman  
Notary Public for Oregon

My commission expires 10/16/06

**EXHIBIT "A"**

Lot 5 in Block 39, Linkville, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon : SAVING AND EXCEPTING the following: Beginning at the most Westerly corner of Lot 5 of said Block 39, thence from said point of beginning S50° 50' E. along the Southwesterly line of said Lot 5, 112.25 feet to a point; thence N 39° 05' E. parallel to the Southeasterly line of said Lot 5, 25.09 feet to the center of an existing building wall; thence N 50° 55' W. parallel to the Southwesterly line of said Lot 5 and along the center of said building wall 112.25 feet to a point on the Northwesterly line of said Lot 5; thence S. 39° 05' W. along the Northwesterly line of said Lot 5, 25.09 feet to the point of beginning. (Account #3809-32AA-14700)