



After recording return to:
Donald M. Nelson
31342 College
Bonanza, OR 97623

Until a change is requested all tax statements
shall be sent to the following address:
Donald M. Nelson
31342 College
Bonanza, OR 97623

File No.: 7021-363016 (SAC)
Date: May 07, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 05/12/2004 3:28 p m
Vol M04 Pg 29186-87
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Beau G. Hunt, Grantor, conveys and warrants to **Donald M. Nelson**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 2 of Davis Subdivision, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.


The true consideration for this conveyance is **\$62,000.00**. (Here comply with requirements of ORS 93.030)

29187

APN: 700496

Statutory Warranty Deed
- continued

File No.: 7021-363016 (SAC)
Date: 05/07/2004


Beau G. Hunt

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this _____ day of _____, 2004
by Beau G. Hunt.


Notary Public for Oregon
My commission expires: 8-2007

