

04 OCT 12 PM 1:11

After Recording Return to:

Mary K. Nelson

PO Box 863
Klamath, OR 97602

Vol M04 Page 69115

State of Oregon, County of Klamath

Recorded 10/12/04 1:11 p m

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

HSDE 11:6259
BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **TODD K. OLSON**, who acquired title as **TODD K. FREY**, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **MARY K. NELSON**, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to-wit:

Lot 4, Block 54, **SECOND HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON**, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Lot 8 in Block 3, Tract 1046, **ROUND LAKE ESTATES**, in the County of Klamath, State of Oregon, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
The true and actual consideration paid for this transfer, stated in terms of dollars, is **to convey title only**.
(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.

In Witness Whereof, the grantor has executed this instrument **October 12, 2004**; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Todd K. Olson

TODD K. OLSON, formerly Todd K. Frey

STATE OF OREGON,)

County of Klamath) ss.

The foregoing instrument was acknowledged before me on
October 12, 2004

Adrien Fleeck
Notary Public for Oregon

(SEAL)

My commission expires: 12-3-06
~~March 22, 2005~~

BARGAIN AND SALE DEED

TODD K. OLSON, formerly Todd K. Frey , as Grantor
and
MARY K. NELSON, as Grantee



This document is recorded at the request of:

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