

04 DEC 6 PM 2:44

Vol M04 Page 83444

After Recording Return to:

FRANK L. MONTOYA SR. and EVA MONTOYA

PO Box 1003
Chiloquin, OR 97624

Until a change is requested all tax statements

Shall be sent to the following address:

FRANK L. MONTOYA SR. and EVA MONTOYA

Same As Above

State of Oregon, County of Klamath

Recorded 12/06/04 2:44 p m

Vol M04 Pg 83444-45

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

Aspen: 60010AF
WARRANTY DEED
(INDIVIDUAL)

ADAM A. NASH and LINDA F. NASH, herein called grantor, convey(s) to FRANK L. MONTOYA SR. and EVA MONTOYA, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 1, Block 6, SECOND ADDITION TO THE CITY OF CHILOQUIN, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

TOGETHER WITH vacated 20 feet of Chinchalo Street which inurred thereto.

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 **\$149,900.00.**

(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 12-1-04

Adam A. Nash
ADAM A. NASH

Linda F. Nash
LINDA F. NASH

STATE OF OREGON, County of Klamath) ss.

On Dec 1, 04 personally appeared the above named ADAM A. NASH and ~~LINDA F. NASH~~ and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00060010

Before me: *Adrien Fleeck*
Notary Public for Oregon
My commission expires: 12-3-06

Official Seal



2600

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

83445

State of California

County of

Sutter

SS.

On

12/3/04

Date

, before me,

E. Powell-Azevedo

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

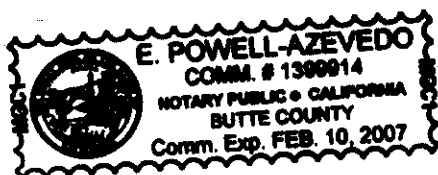
Linda

F. Nash

Name(s) of Signer(s)

☐ personally known to me

☒ proved to me on the basis of satisfactory evidence



to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

E. Powell-Azevedo

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____

Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer — Title(s): _____
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER

Top of thumb here