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490158
WARRANTY DEED -- STATUTORY FORM

CRAIG J. NELSON, an individual, Grantor,

conveys and warrants to

JOEL R. WADE and CATHERINE B. WADE, husband and wife, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

Lot 16, Block 7, Third Addition to Antelope Meadows, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Tax Account No(s): R136971

Map/Tax Lot No(s): 231016-B-4600

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$89,900.00 .

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 this 23 day of December, 2004.

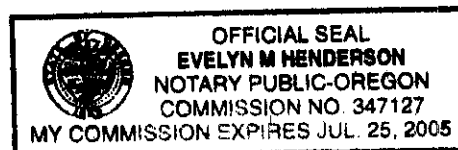
CRAIG J. NELSON

BY: Craig J. Nelson By Steve Schroeder His Attorney
STEVE SCHROEDER,
HIS ATTORNEY IN FACT

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on December 23, 2004 by CRAIG J. NELSON BY STEVE SCHROEDER HIS ATTORNEY IN FACT.

[Signature]
(Notary Public for Oregon)
My commission expires 7-27-05



After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements shall be sent to the following address:
JOEL R. & CATHERINE B. WADE
562 LAUREL OAKS DR
ROSEBURG, OR 97478

TITLE NO. 7029490158
ESCROW NO. 14-0101504

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