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MT6-67815 TM

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State of Oregon, County of Klamath
Recorded 01/07/2005 3:10 p m
Vol M05 Pg 01581-83
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

THIS SPACE RESERV

After recording return to:

SCOTT L. NELSON
1423 Lakeshore Drive
Klamath Falls, OR 97601

Until a change is requested all
tax statements shall be sent to
The following address:

SCOTT L. NELSON
1423 Lakeshore Drive
Klamath Falls, OR 97601

Escrow No. MT67815-TM

STATUTORY WARRANTY DEED

Gerald A. Massini and Susan B. Massini, as Trustees of the Gerald A. Massini and Susan B. Massini Living Trust, Dated September 22, 1993, as to an undivided 1/2 interest; and Fred Graeber and Tami Graeber, as to an undivided 1/2 interest, Grantor(s) hereby convey and warrant to SCOTT L. NELSON and RENEE D. NELSON, as tenants by the entirety, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:

Lot 16 in Block 9, Tract 1016, GREEN ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3908-001C0-03800-000

Key No: 493157

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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 4 day of Jan, 2005

GERALD A. MASSINI AND SUSAN B. MASSINI LIVING TRUST

BY: Gerald A. Massini Trustee
Gerald A. Massini, Trustee

BY: Susan B. Massini Trustee
Susan B. Massini, Trustee

FRED GRAEBER

TAMI GRAEBER

STATE OF CALIFORNIA

COUNTY OF MEADOCINO

On 1-4-05, 2005 before me, Marilyn Buzzard personally appeared GERALD A. MASSINI, SUSAN B. MASSINI, ~~FRED GRAEBER AND TAMI GRAEBER~~ personally known to me (or 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

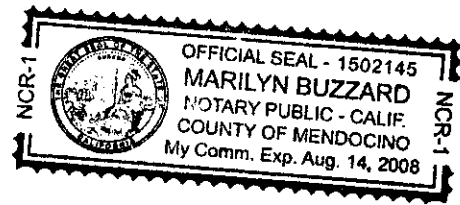
3100

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me that They executed the same in their authorized capacity(ies), and that by their signatures(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.

Signature Marilyn Buzzard



INDIVIDUAL ACKNOWLEDGMENT

State of Oregon

County of Klamath

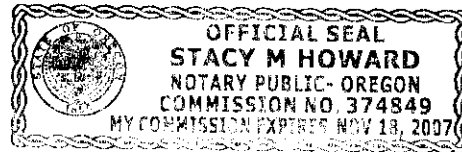
On this the 6th day of Jan, ~~2004~~ ²⁰⁰⁵, before me,

Stacy M. Howard, the
undersigned Notary Public, personally appeared

Fred Lhaeber & Ami Lhaeber

☐ 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 that he/she/they executed it.



WITNESS my hand and official seal.

Stacy M. Howard
Notary's signature

My commission expires: 11/18/2007

Title or Type of document _____

Number of pages _____ Date of document _____

Signer(s) other than named above _____

THIS CERTIFICATE MUST BE ATTACHED TO THE ABOVE DESCRIBED DOCUMENT.