



After recording return to:  
Robert R. Bacon and Diane F. Bacon  
PO Box 347  
Bonanza, OR 97623

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

File No.: 7021-509213 (SAC)  
Date: March 30, 2005

State of Oregon, County of Klamath  
THIS Recorded 04/08/2005 11:42 a m  
Vol M05 Pg 24330-32  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 3

### STATUTORY WARRANTY DEED

**Donald Nelson and Rocky C. Nelson**, Grantor, conveys and warrants to **Robert R. Bacon and Diane F. Bacon, as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

**This property is free from liens and encumbrances, EXCEPT:**

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 **\$"The true consideration for this conveyance is pursuant to an IRC 1031 Tax Deferred Exchange on behalf of said Grantor."** (Here comply with requirements of ORS 93.030)

Dated this 4 day of April, 2005.

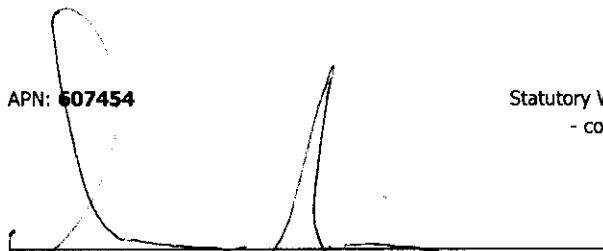
315


24331

APN: 607454

Statutory Warranty Deed  
- continued

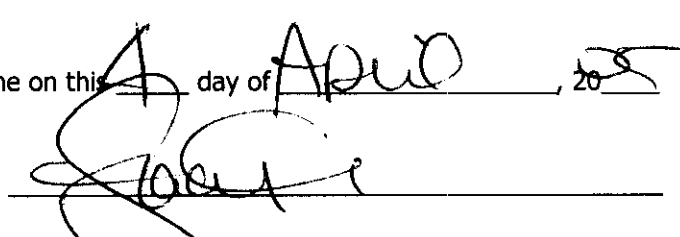
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Donald Nelson

  
Rocky C. Nelson

STATE OF Oregon )  
County of Klamath ) ss.

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
by **Donald Nelson and Rocky C. Nelson.**

  
Notary Public for Oregon  
My commission expires: 8-2-07



24332

APN: **607454**

Statutory Warranty Deed  
- continued

File No.: **7021-509213 (SAC)**  
Date: **03/30/2005**

**EXHIBIT A**

**LEGAL DESCRIPTION:**

Parcel 1: The East 75 feet of Lots 1, 2 and 3 in Block 4 of Bonanza, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 2: The Easterly 10 feet of the Westerly 75 feet of Lots 1 and 2 in Block 4 of Bonanza, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.