

**M05-67010**

Klamath County, Oregon

10/20/2005 10:44:25 AM

Pages 3 Fee: \$31.00

ATE-59598

**COVER PAGE FOR OREGON DEEDS**

**Grantor:** Lawrence Nichols, also known as Lawrence S. Nichols, a married man  
**Grantor's Mailing Address:** 107 South Shore Lane, Klamath Falls, Oregon 97601

**Grantee:** Lawrence Nichols and Wendy Nichols, husband and wife  
**Grantees Mailing Address:** 107 South Shore Lane, Klamath Falls, Oregon 97601

**Type of Document to be Recorded:** QUITCLAIM DEED

**Consideration:** The true consideration for this conveyance is: **\$0.00**, OTHER VALUE WAS THE WHOLE CONSIDERATION

**Prior Recorded Document Reference:** Deed: Recorded 10/11/02; BK M-02 PG 58389, Doc. No. \_\_\_\_\_

**Until a change is requested, all Tax Statements shall be sent to the following address:**

Lawrence and Wendy Nichols  
107 South Shore Lane  
Klamath Falls, Oregon 97601

AFTER RECORDING RETURN TO:

Agency Partners USA  
ATTN: Recording Department  
250 Mile Crossing  
Rochester, NY 14624

**C6040045032**

**Prepared By:**  
Lawrence Nichols  
107 South Shore Lane  
Klamath Falls, Oregon 97601

**\$31-A**

# QUITCLAIM DEED

## TITLE OF DOCUMENT

**Lawrence Nichols, also known as Lawrence S. Nichols, a married man, Grantor,** releases and quitclaims to **Lawrence Nichols and Wendy Nichols, husband and wife,** Grantee, all right title and interest in and to the following described real property:

ALL THAT PARCEL OF LAND IN CITY OF, KLAMATH COUNTY, STATE OF OREGON, BEING KNOWN AND DESIGNATED AS LOT 1, SOUTH SHORE SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No.: B42 6621

Prior Recorded Document Reference: Deed: Recorded \_\_\_\_\_; BK \_\_\_\_\_, PG \_\_\_\_\_, Doc. No. \_\_\_\_\_

Subject To: 1. Taxes for the Current fiscal year, paid current  
2. Restrictions, Conditions, Covenants, Rights, Rights of Way and Easements now of Record, if any

**The true consideration for this conveyance is: \$0.00, OTHER VALUE WAS THE WHOLE CONSIDERATION**

Dated this 17th day of August, 2004. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.

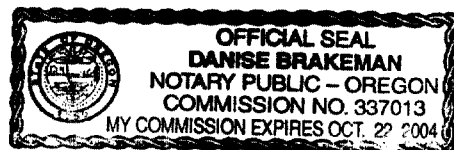
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Lawrence Nichols A/k/a Lawrence S. Nichols  
Lawrence Nichols, a/k/a  
Lawrence S. Nichols

STATE OF Oregon  
COUNTY OF Klamath

: ss.  
This instrument was acknowledged before me this 24<sup>th</sup> day of August, 2004,  
by **Lawrence Nichols, a/k/a Lawrence S. Nichols.**

Before Me Danise Brakeman  
NOTARY PUBLIC  
My Commission Expires: 10-22-04



NOTARY STAMP/SEAL

Exhibit "A"

Lot 1, South Shore Subdivision, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Less parcel described as follows:

Beginning at the most Easterly corner of said Lot 1; thence South 33' 15' West a distance of 118 feet to the Southeasterly corner of said Lot 1 a distance of 10 feet to a point; thence North 35' 51' East a distance of 119.6 feet, more or less, to a point on the Northeasterly line of said Lot 1; thence Southeasterly along the Northeasterly line of said Lot 1, 10 feet to the point of beginning.