



After recording return to:
Troy S. Nelson and Rachelle R.
Nelson
26750 Pickens Road
Eugene, OR 97402

Until a change is requested all tax statements
shall be sent to the following address:
Troy S. Nelson and Rachelle R. Nelson
26750 Pickens Road
Eugene, OR 97402

File No.: 7191-698003 (amc)
Date: November 01, 2005

M05-68323

Klamath County, Oregon

11/04/2005 11:25:08 AM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Timothy R. Lewis and Peggy S. Lewis, Grantor, conveys and warrants to **Troy S. Nelson and Rachelle R. Nelson, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 5 Block 9 Tract 1042, Two Rivers North, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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 **\$35,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 2 day of Nov, 2005.

26F

APN: 162861

Statutory Warranty Deed
- continued

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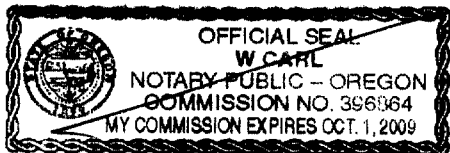
Timothy R. Lewis
Timothy R. Lewis

Peggy S. Lewis
Peggy S. Lewis

STATE OF Oregon)
County of Benton)ss.

This instrument was acknowledged before me on this 2 day of November, 2005
by **Timothy R. Lewis and Peggy S. Lewis.**

W. Carl



Notary Public for Oregon
My commission expires: 10-01-09

