

mtc- 73284



**M06-03110**

Klamath County, Oregon

02/17/2006 10:38:11 AM

Pages 1 Fee: \$21.00

After recording return to:

BRIAN NESTLE

25978 GIRLSCOUT ROAD

Veneta, OR 97487

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

BRIAN NESTLE

25978 GIRLSCOUT ROAD

Veneta, OR 97487

Escrow No. BA086140LR

Title No. 0073284

SWD

### STATUTORY WARRANTY DEED

**REGAN POLLOCK**, Grantor(s) hereby convey and warrant to **BRIAN NESTLE**, 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 6, BLOCK 5 OF TRACT 1042, TWO RIVERS NORTH, ACCORDING TO THE  
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF  
KLAMATH COUNTY, OREGON.**

**164226**

**2607-001B0-02000-000**

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:

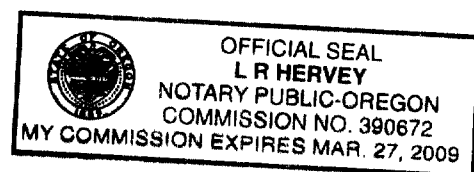
The true and actual consideration for this conveyance is **\$40,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

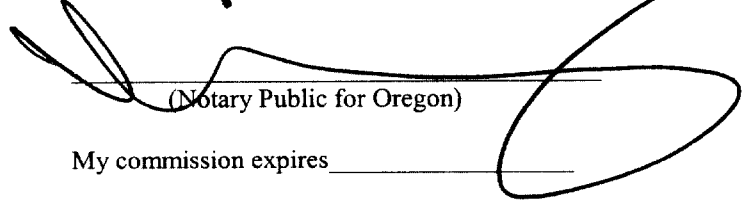
Dated this 13<sup>th</sup> day of feb. 2006.

  
REGAN POLLOCK

State of Oregon  
County of DESCHUTES



This instrument was acknowledged before me on 2/13, 2006 by REGAN POLLOCK.

  
(Notary Public for Oregon)

My commission expires \_\_\_\_\_

2/1/06