

157 2409193-ALF



After recording return to:

Bryan Nelson

99 Cable Cr. #45
Folsom, CA 95630

File No.: 7021-2409193 (ALF)

Date: March 16, 2015

2015-002661

Klamath County, Oregon

03/26/2015 12:16:56 PM

Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

That **Michi Nelson**, does hereby make, constitute and appoint **Bryan Nelson** my true and lawful Attorney for me and in my name, place and stead and for my use and benefit as to that certain real property, together with any interest therein or any improvements thereon, described as follows:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 49, TRACT 1417, EIGHTH ADDITION TO NORTH HILLS-PHASE I, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(a) To contract for purchase, receive and take possession thereof and of evidence of title thereto; to lease the same for any term or purpose, including leases for business, residence, and oil and/or mineral development; to sell, exchange, subdivide, grant or convey the same with or without warranty, covenant or restrictions; to mortgage, transfer in trust or otherwise encumber the same to secure payment of a note or performance of any obligation or agreement; and to accept the conveyance thereof in any form of tenancy, including but not limited to, tenants in common, tenants by the entirety and "not as tenants in common, but with right of survivorship: with any other person or persons, including property wherein my said Attorney is one of the co-tenants;

(b) To borrow money and to execute and deliver note therefore, with or without security; and to loan money and receive notes therefore with such security as he/she shall deem proper;

(c) To transact business of any kind or class and as my act and deed to sign, execute, acknowledge and deliver any deed, lease, assignment of lease, covenant, indemnity, agreement, mortgage, deed of trust, assignment of mortgage or beneficial interest under deed of trust, subdivision plat, extension or renewal of any obligation, subordination or waiver of priority, bill of lading, bill of sale, bond, note, receipt, check, evidence of debt, full or partial release of mortgage, judgment or other debt, escrow instructions, and other such instruments in writing of any kind or class as may be necessary or proper in the premises;

F.
57.00

APN: R890212

Special Power of Attorney
- continued

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(d) As to any personal property and goods, wares and merchandise, checks, chooses in action and other property in possession or in action: To contract for, buy, sell, exchange, transfer, endorse and in any legal manner deal in and with the same; and to mortgage, transfer in trust, or otherwise encumber the same to secure payment of a note or performance of any obligation or agreement;

(e) This power shall not be affected by disability of the principal: All acts done by my Attorney pursuant to this power during any period of disability or incompetence or uncertainty as to whether I am dead or alive shall have the same affect and inure to the benefit of and bind me or my heirs, devisees and personal representative as if I were alive, competent and not disabled.

(f) This Power of Attorney does not empower or authorize my said Attorney to negotiate or otherwise receive the net proceeds due to me in the case of a sale of my property.

GIVING AND GRANTING unto my said Attorney full power and authority to do and perform all and every act and thing whatsoever requisite, necessary or appropriate to be done in and about the premises as fully to all intents and purposes as I might or could do if personally present, hereby ratifying all that my said Attorney shall lawfully do or cause to be done by virtue of these presents. When the context so requires, the masculine gender includes feminine or neuter, and the singular number includes the plural.

This Power of Attorney expires **SIX (6)** months from the date hereof.

Dated this 18 day of March, 2015.



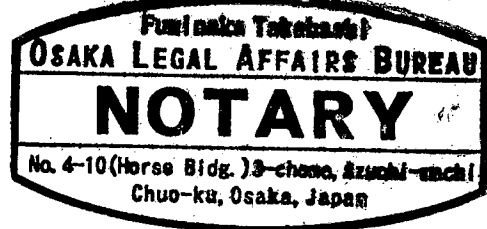
Michi Nelson

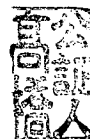
STATE OF California)
)ss.
County of Sacramento)

This instrument was acknowledged before me on this 18 day of March, 2015
by **Michi Nelson**.

Notary Public for _____
My commission expires:

Fuminaka Takehashi





認証登簿 平成27年第 239 号

嘱託人 ミチ ネルソン

は、本職の面前で添付書面に署名した。

よって、これを認証する。

平成27年 3 月 18 日 当公証人役場において。

大阪市中央区安土町3丁目4番10号

大阪法務局所属

公証人

高橋 文子



Registered No. 239 of 2015

NOTARIAL CERTIFICATE

This is to certify that _____

NELSON MICH I

signed

the attached document in my very presence on
this 18th day of MARCH, 2015

Osaka Legal Affairs Bureau

Notary Fuminaka Takahashi

Fuminaka Takahashi

No.4 - 10

3 - chome, Azuchi - machi, Chuo - ku, Osaka, Japan.