

02 FEB 25 AM 11:37



After recording return to:

Brandon E. Bowers

988 Lookingglass Dr.

Diamond Bar, CA 91765

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

Brandon E. Bowers

988 Lookingglass Dr.

Diamond Bar, CA 91765

Escrow No. K57802B

Title No. K57802B

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 02/25/2002 11:37 m.

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Linda Smith, County Clerk

Fee \$ 21- # of Pgs 1

STATUTORY WARRANTY DEED

Michael G. Justin and Ellen J. Justin, as tenants by the entirety; Grantor, conveys and warrants to Brandon E. Bowers and Rita Bowers, as tenants by the entirety; Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 10 in Block 1 of HARBOR ISLES, TRACT 1209, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 \$285,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 11th day of February, 2002.

Michael G. Justin

Ellen J. Justin

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 11th day of February, 2002 by Michael G. Justin and Ellen J. Justin



Notary Public for Oregon

My commission expires: 9-29-03

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