

06 JUN 13 PM 3:30

Open 57281

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After Recording Return to:  
RUSSELL HAWKINS  
SONYA HAWKINS

P.O. Box 1805  
Klamath Falls, OR 97601

State of Oregon, County of Klamath  
Recorded 06/13/2003 3:30 p.m.  
Vol M03 Pg 40670  
Linda Smith, County Clerk  
Fec \$ 2.00 # of Pgs 1

Until a change is requested all tax statements  
Shall be sent to the following address:  
RUSSELL HAWKINS  
SONYA HAWKINS  
Same as Above

**WARRANTY DEED**  
(INDIVIDUAL)

ELLEN G. WILSON TRUSTEE FOR THE ELLEN G. WILSON LIVING TRUST, herein called grantor, convey(s) to RUSSELL HAWKINS and SONYA HAWKINS, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 29, Block 35, FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$154,000.00.  
(here comply with the requirements of ORS 93.930)

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.

Dated June 13, 2003

ELLEN G. WILSON TRUSTEE OF THE  
ELLEN G. WILSON LIVING TRUST

Ellen G. Wilson  
ELLEN G. WILSON, TRUSTEE/INDIVIDUAL

California (Shasta)  
STATE OF ~~Oregon~~, County of ~~Klamath~~ ss.

On June 13, 2003 personally appeared the above named ELLEN G. WILSON TRUSTEE OF THE ELLEN G. WILSON LIVING TRUST and acknowledged the foregoing instrument to be Their voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00057281

Before me: Robin L. Capovilla  
Notary Public for ~~Oregon~~ CALIFORNIA  
My commission expires: 6/26/04

Official Seal

