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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



PAUL J. EZZELL
15584 PLEASANT VALLEY ROAD
PENN VALLEY, CALIFORNIA 95446

Vol M04 Page 52707

ALVIN N. BOWA AND IRENE G. BOWA, TRUSTEES OF THE ALVIN
AND IRENE BOWA REVOCABLE LIVING TRUST

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

ALVIN N. BOWA AND IRENE G. BOWA

32105 MAG PLE

CHILQUIN, OREGON 97624

Until requested otherwise, send all tax statements to (Name, Address, Zip):

ALVIN N. BOWA AND IRENE BOWA

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 08/11/04 2:00 P M
Vol M04 Pg 52707
Linda Smith, County Clerk
Fee \$ 2100 # of Pgs 1

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that PAUL J. EZZELL

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ALVIN N. BOWA AND IRENE G. BOWA, TRUSTEES OF THE ALVIN AND IRENE BOWA REVOCABLE LIVING TRUST

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KIAMATH County, State of Oregon, described as follows, to-wit:

LOT 7, BLOCK 10, TRACT NO. 1023, KIAMATH COUNTY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KIAMATH COUNTY, OREGON. MAP FILED IN BOOK 20, PAGE 6 OF MAPS, COUNTY RECORDER.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): EASEMENTS OF RECORD AND THOSE APPARENT TO THE GROUND, COVENANTS, CONDITIONS (RESTRICTIONS).

grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,500.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols " ", if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Paul J. Ezzell

STATE OF CALIFORNIA, County of PLACER

This instrument was acknowledged before me on July 30th 2004

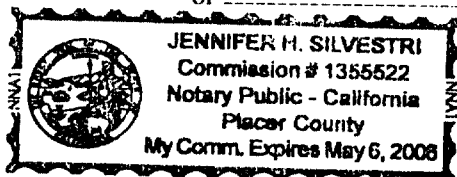
by Paul J. EZZELL

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Jennifer H. Silvestri
Notary Public for California
My commission expires May 6 2008