

05 FEB 23 PM 3:07

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After Recording Return to:

RUTH BOWEN

2219 W. Olive Ste. 100-52
Burbank CA 91506

State of Oregon, County of Klamath
Recorded 02/23/2005 3:07 P m
Vol M05 Pg 11923
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Until a change is requested all tax statements
Shall be sent to the person and address shown above.

Aspen 60788 MA

WARRANTY DEED
(INDIVIDUAL)

ROBERT A. STEWART and MARILYN J. STEWART, husband and wife, herein called Grantors, convey(s) to RUTH BOWEN, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Parcel 2 of Land Partition 9-02 being Parcel 1 of Final Partition 54-93, situated in the NE 1/4 SW 1/4 Section 5, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

R3910-005CO-00102-000 Key No. R888710

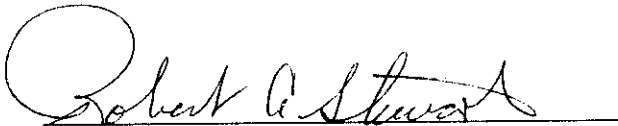
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

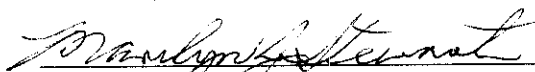
and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$170,000.00.**
(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: February 10, 2005


ROBERT A. STEWART


MARILYN J. STEWART

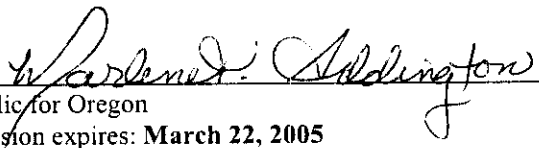
STATE OF OREGON, County of **Klamath**) ss.

On February 16, 2005, personally appeared Robert A. Stewart and Marilyn J. Stewart, who acknowledged the foregoing as their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00060788

Before me: 
Notary Public for Oregon
My commission expires: March 22, 2005

Official Seal

