

05 APR 4 PM 11:04

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After Recording Return to:

DONALD W. HOFMANN and JACKQUELYN G. HOFMANN

13716 W Sunnyvale Dr  
Nine Mile Falls, OR 97026

Until a change is requested all tax statements

Shall be sent to the following address:

DONALD W. HOFMANN and JACKQUELYN G. HOFMANN

Same as Above

State of Oregon, County of Klamath  
Recorded 04/04/2005 11:04 A m

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

Aspen Woods AF  
**WARRANTY DEED**  
(INDIVIDUAL)

~~GLENN~~  
GLENN T. BOWMAN, herein called grantor, convey(s) to DONALD W. HOFMANN and JACKQUELYN G. HOFMANN, HUSBAND AND WIFE, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The E 1/2 SE 1/4 SW 1/4 of Section 19, Township 40 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH AND RESERVING THEREFROM a right of way for road and utility purposes, 60 feet wide, lying 30 feet on each side of the centerline of the road described in Right of Way Agreement recorded in Volume 328 at Page 443, Deed Records of Klamath County, Oregon.

CODE 016 MAP 4012-01900 TL 00700 KEY #627398

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 \$50,000.00.  
(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 \_\_\_\_\_.

Glen T. Bowman  
GLEN T. BOWMAN

FLORIDA MIAMI-DADE  
STATE OF ~~OREGON~~, County of ~~Klamath~~ ss.

On APRIL 1, 2005 personally appeared the above named GLEN T. BOWMAN and acknowledged the foregoing instrument to be their/his/her voluntary act and deed.

This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00060829

Before me: Millicent Calabro  
Notary Public for ~~Oregon~~ FLORIDA  
My commission expires: 4/26/07

Official Seal



Millicent Calabro  
My Commission DD202657  
Expires April 26, 2007

2005