

M05-70731

Klamath County, Oregon

12/08/2005 03:16:41 PM

Pages 1 Fee: \$21.00

After Recording Return to:

DOLPH P. BOWLBY and SHERRY BOWLBY

Until a change is requested all tax statements

Shall be sent to the following address:

DOLPH P. BOWLBY and SHERRY BOWLBY

Same As Above

WARRANTY DEED

(INDIVIDUAL)

ATE- 62229 AF

STEVEN B KAMMERZELL DBA KAMMERZELL CONSTRUCTION and HAMMONDS CONSTRUCTIONS INC., herein called grantor, convey(s) to **DOLPH P. BOWLBY and SHERRY BOWLBY, HUSBAND AND WIFE** all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 43, Block 1, Tract No. 1077, LAKEWOODS SUBDIVISION UNIT #3, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 008 MAP 3805-005AO TL 01900 KEY #71996

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 **\$549,900.00**.
(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 12.5.05**STEVEN B KAMMERZELL DBA KAMMERZELL CONSTRUCTION**
STEVEN B. KAMMERZELL**HAMMONDS CONSTRUCTIONS INC.**BY 

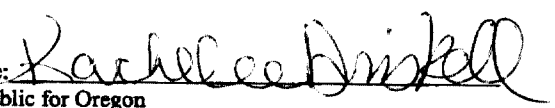
STATE OF OREGON, County of Klamath) ss.

On December 5, 2005 personally appeared the above named **STEVEN B KAMMERZELL DBA KAMMERZELL CONSTRUCTION and HAMMONDS CONSTRUCTIONS INC.** and acknowledged the foregoing instrument to be his/her/their 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.: 00062229

Before me: 
Notary Public for Oregon
My commission expires: July 29, 2009

Official Seal

21-A