

MTC 75043-MS

THIS SPACE RES

M06-12373

Klamath County, Oregon

06/16/2006 11:25:20 AM

Pages 2 Fee: \$26.00



After recording return to:

Gerald R. Bowers

8260 Hill Rd.

Klamath Falls, OR 97603

Until a change is requested all
tax statements shall be sent to
The following address:

Gerald R. Bowers

8260 Hill Rd.

Klamath Falls, OR 97603

Escrow No. MT75043-MS

Title No. 0075043

SWD

STATUTORY WARRANTY DEED

Gerald R. Bowers, who acquired title as Jerry R. Bowers and Gretchen R. Bowers, Grantor(s) hereby convey and warrant to **Gerald R. Bowers and Gretchen R. Bowers, as tenants by the entirety**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$to correct the vesting of the owner herein.**

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

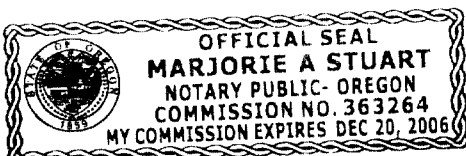
Dated this 12 day of June, 2006.


Gerald R. Bowers


Gretchen R. Bowers

State of OREGON
County of Klamath

This instrument was acknowledged before me on 6/12, 2006 by Gerald R. Bowers and Gretchen R. Bowers




(Notary Public)

My commission expires 12/20/2006

26.00

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the NE1/4 of Section 28, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin marking the Northeast corner of the NW1/4 NE1/4 of said Section 28; thence South 89° 54' 41" East 10.70 feet; thence South 00° 19' 32" West 1537.06 feet; thence West 822.06 feet to a 5/8 inch iron pin marking the true point of beginning of this description; thence continuing West 60 feet; thence South 320.00 feet, more or less; thence West, on a line passing over the center of a well, 280.31 feet; thence South 21° 52' 50" East 231.43 feet; thence South 34° 05' 44" East 283.82 feet; thence South 13° 49' 31" East 68.80 feet; thence North 40° 20' 19" East 121.31 feet; thence North 744.14 feet to the true point of beginning.

Tax Account No:3910-02800-01400-000Key No:601316