



THIS SPACE RES

2006-019061
Klamath County, Oregon



09/22/2006 11:35:39 AM

Fee: \$26.00

After recording return to:

THOMAS B. WILDS

280 - 19th St., S.E.

SALEM, OR 97301

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

THOMAS B. WILDS

280 - 19th St., S.E.

SALEM, OR 97301

Escrow No. MT76886-DS

Title No. 0076886

SWD

STATUTORY WARRANTY DEED

**PETER S. BOWIE AND ANNE BOWIE, TRUSTEES OF THE BOWIE FAMILY TRUST
DATED JUNE 28, 2000**, Grantor(s) hereby convey and warrant to **THOMAS B. WILDS and CARRIE M. WILDS, 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:

Lots 25 and 26, Block 23 of **KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT PLAT NO. 1**, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3711-028D0-05300-000

Key No: 398233

Tax Account No: 3711-028D0-05400-000

Key No: 398661

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:

2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$18,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

26.00

Dated this 18 day of September, 2006.

THE BOWIE FAMILY TRUST DATED June 28, 2000

BY: Peter S. Bowie TRUSTEE
Peter S. Bowie, Trustee

BY: Anne Bowie TRUSTEE
Anne Bowie, Trustee

State of Nevada
County of Douglas

This instrument was acknowledged before me on September 18, 2006 by PETER S. BOWIE AND ANNE BOWIE,
TRUSTEES OF THE BOWIE FAMILY TRUST DATED June 28, 2000.

Theresa Weaver
(Notary Public)

My commission expires 08/19/2007

