



01/26/2007 02:42:54 PM

Fee: \$26.00

After Recording Return to:  
MARY J. WELLS  
1751 W. Bowling St.  
Anaheim, Ca. 92804  
Until a change is requested all tax statements  
Shall be sent to the following address:  
MARY J. WELLS  
Same as above

Aspen: 64337ms WARRANTY DEED  
(INDIVIDUAL)

RICHARD BARNETT, herein called grantor, convey(s) to MARY J. WELLS, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

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 \$88,500.00.  
(here comply with the requirements of ORS 93.930)

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 January 24, 2007.

RICHARD BARNETT

STATE OF California County of Sutter ss.

On January 25, 2007 personally appeared the above named RICHARD BARNETT and acknowledged the foregoing instrument to be his voluntary act and deed.

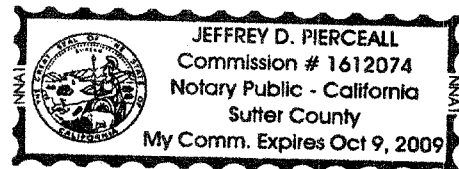
This document is filed at the request of:

Aspen  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00064337

Before me:   
Notary Public for California  
My commission expires: Oct 9, 2009

Official Seal



\$26-A

**Exhibit A**

**Lots 10, 11 and the Northerly 19.5 feet of Lot 12, Block 7, CHILOQUIN DRIVE ADDITION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.**

**CODE 012 MAP 3507-003AA TL 00700 KEY #220344**

**CODE 012 MAP 3507-003AA TL 00800 KEY #220530**

Unofficial  
Copy