

MT079136-MS

Anne Mitchell

First Party's Name & Address

Anne Mitchell

Second Party's Name & Address

2007-010741

Klamath County, Oregon



00024748200700107410010017

06/14/2007 03:24:11 PM

Fee: \$21.00

After recording, return to (Name, Address, Zip):

Anne Mitchell

12 Marsilly Street

San Francisco, CA 94112

Until requested otherwise, send all tax statements to (Name, Address, Zip)
Same as above

Escrow #79136MS

AFFIANT'S DEED

THIS INDENTURE dated June 7, 2007, by and between Anne Mitchell the affiant named in the duly filed affidavit concerning the small estate of John Bowie, also known as John W. Bowie, Jr., deceased, hereinafter called the first party, and Anne Mitchell, hereinafter called the second party; WITNESSETH:

For value received and the consideration hereinafter stated, the first party has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the second party and second party's heirs, successors and assigns all the estate, right and interest of the estate of the deceased, whether acquired by operation of the law or otherwise, in that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 2 in Block 33 HILLSIDE ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TO HAVE AND TO HOLD the same unto the second party, and second party's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$pursuant to Small Estate filed on January 24, 2007, as probate #07-00333CV. However, the actual consideration consists of or ☐ includes other ☐ property or value given or promised which is part of the the whole (indicate which) consideration. ° (The sentence between the symbols °, if not applicable, should be deleted. See ORS 93.030.)

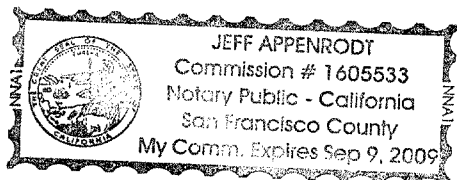
IN WITNESS WHEREOF, the first party has executed this instrument; if the first party is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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)). THUS 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, 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)).

Anne Mitchell
Anne Mitchell Affiant

STATE OF CALIFORNIA, County of SAN FRANCISCO

This instrument was acknowledged before me on JUNE 13, 2007 ss.
by Anne Mitchell, as claiming successor of the Estate of John Bowie, Deceased.



Jeff Appenrody
Notary of Public for California
My Commission Expires: 09/09/09