

2008-002098

Klamath County, Oregon



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02/20/2008 08:38:02 AM

Fee: \$26.00

**RECORDING REQUESTED BY:**

Richard S. Matson  
Attorney at Law

**AFTER RECORDING RETURN TO:**

Mr. and Mrs. Donald J. Brown  
6085 Blatchley  
Corning, CA 96021

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**WARRANTY DEED**

Donald J. Brown, whose address is 6085 Blatchley Corning, CA 96021, Grantor(s) hereby grant(s), bargain, sell, warrant and convey to: Donald J. Brown and Terri D. Brown, Trustees of The Donald James Brown and Terri Denae Brown Revocable Living Trust, dated October 9, 1995 Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of Klamath and State of Oregon, to wit:

The portion of vacated Bowne Addition to Bonanza, Oregon, which was formerly known as Lots 1, 2, 3 and 4 of Block 23, and the Northerly 8 feet of the vacated alley adjoining said lots on the vacated alley adjoining said lots on the South and being situated in Section 9, Township 39 South, Range 11 East of the Willamette Meridian.

SUBJECT TO: Reservations, restrictions, rights of way of record and those apparent on the land.

to have and to hold the same unto Grantee, his heirs, successors and assigns forever.

Grantor hereby covenants to and with said Grantee, his heirs, successors and assigns, that he is lawfully seized in fee simple of the above-granted premises, free and clear of all encumbrances, except those noted above, and that Grantor will warrant and forever defend the above-granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above-described encumbrances.

The true and actual consideration for this conveyance is \$0.00

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 .

IN WITNESS WHEREOF, the Grantor has executed this instrument:

DATED: Feb 5 2008

Donald J. Brown  
Donald J. Brown

MAIL TAX STATEMENTS TO: Mr. and Mrs. Donald J. Brown, 6085 Blatchley, Corning, CA 96021

STATE OF CALIFORNIA

County of Butte

On February 5, 2008, before me, MARGARET BUCKLEY Notary Public, personally appeared Donald J. Brown, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity on behalf of which the person acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Margaret Buckley  
Notary Public

