

2008-002911

Klamath County, Oregon



00041334200800029110010019

03/07/2008 11:12:45 AM

Fee: \$21.00

After Recording Return to:

GERALD BANDY and TANIA BANDY

7114 Glen Creek

San Antonio, TX 78239

Until a change is requested all tax statements

Shall be sent to the following address:

GERALD BANDY and TANIA BANDY

Same as above

WARRANTY DEED

(INDIVIDUAL)

LINDA M. POWELL, herein called grantor, convey(s) to GERALD BANDY and TANIA BANDY, husband and wife, as tenants by the entirety, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The S 1/2 of the NE 1/4 of the SE 1/4 of the SE 1/4 of Section 20, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

CODE 008 MAP 3409-02000 TL 02100 KEY #211103

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 \$5,000.00.

(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 SECTIONS 2,3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 SECTIONS 2,3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated March 3, 2008.


LINDA M. POWELL

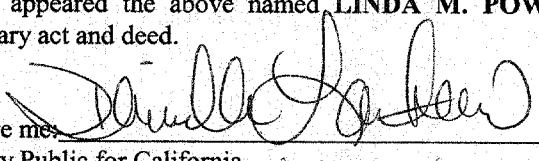
STATE OF CALIFORNIA, County of Siskiyou ss.

On 3/4, 2008 personally appeared the above named LINDA M. POWELL and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00065623

Before me: 
Notary Public for California
My commission expires: 4-13-08

Official Seal

