

2008-007413

Klamath County, Oregon



00046527200800074130020024

05/20/2008 02:58:03 PM

Fee: \$26.00

After Recording Return to:

JERRY D. REEVES and KATHLEEN J. REEVES

*37231 Sandalwood Rd
Clatsop Oregon 97124*

Until a change is requested all tax statements

Shall be sent to the following address:

JERRY D. REEVES and KATHLEEN J. REEVES

Same as above

ATE-65849.ms

WARRANTY DEED

(INDIVIDUAL)

BOBBY OWENS, herein called grantor, convey(s) to JERRY D. REEVES and KATHLEEN J. REEVES, husband and wife, 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 for legal description

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 \$43,000.00.
(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, 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 [May 16, 2008].

Bobby Owens
BOBBY OWENS

STATE OF OREGON, County of Klamath) ss.

On May 20, 2008 personally appeared the above named BOBBY OWENS and acknowledged the foregoing instrument to be his voluntary act and deed.

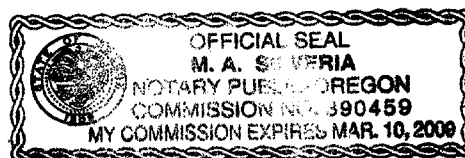
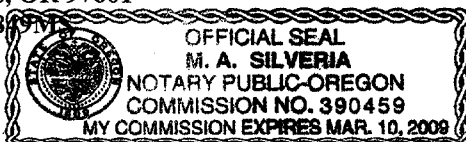
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 65849

Before me: *M. A. Silveria*
Notary Public for Oregon
My commission expires: [3/10/09]

Official Seal



Parcel 2 of Land Partition 35-04 being a Replat of a portion of Lot 14, VILLA SAINT CLAIR, situated in the Northwest 1/4 of the Northwest 1/4 of Section 14, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

CODE: 041 MAP:3909-014BB TL: 00501 KEY: 891447