

WIL-81759

2008-016329

Klamath County, Oregon



00057344200800163290020029

12/10/2008 11:22:04 AM

Fee: \$26.00

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED
BY THE PERSON REPRESENTING THE
ATTACHED INSTRUMENT FOR RECORDING.
ANY ERRORS IN THIS COVER SHEET DO NOT
AFFECT THE TRANSACTION(S) CONTAINED
IN THE INSTRUMENT ITSELF.

After Recording, Return To:

Bryan J. Wells & Ruth A. Wells
6140 Barker Elms Ct
Carmichael, CA 95608

1. Name(s) of the Transaction(s):

Statutory Bargain and Sale Deed

2. Direct Party (Grantor):

Bryan J. Wells

3. Indirect Party (Grantee):

Bryan J. Wells and Ruth A. Wells

4. True and Actual Consideration Paid:

Change Vesting Only

5. Legal Description:

See Attached

This deed is being re-recorded to correct middle
initial of Ruth M. Wells to Ruth A. Wells, originally
Recorded in 2008-002497

26amt

MT081759

2008-002497

Klamath County, Oregon

00040840200800024970010018

02/28/2008 11:30:42 AM

Fee: \$21.00

STATUTORY BARGAIN AND SALE DEED

A.

BRYAN J. WELLS, Grantor, conveys to BRYAN J. WELLS AND RUTH M. WELLS, HUSBAND AND WIFE, GRANTEE, the following described real property:

Lot 18, Block 4, PLAT NO. 1204, LITTLE RIVER RANCH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No(s): 699266

Map/Tax Lot No(s): 230902A003400

The true consideration for this conveyance is \$ CHANGE VESTING ONLY.

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 this 21 day of February, 2008.

Bryan J. Wells
BRYAN J. WELLS

STATE OF CALIFORNIA, COUNTY OF SACRAMENTO) SS.

This instrument was acknowledged before me on February 21, 2008 by BRYAN J. WELLS.

Satchin Deo

(Notary Public)

My commission expires July 09-2009



After recording return to:
WESTERN TITLE & ESCROW COMPANY
PO BOX 2879
LA PINE, OR 97739

~~That the change to requested all tax statements~~

shall be sent to the following address:

BRYAN WELLS
6140 BARKER ELMS COURT
CARMICHAEL, CA 95608

TITLE NO. 81759
ESCROW NO. 14-0004008

THIS DEED IS BEING RE-RECORDED TO CORRECT MIDDLE INITIAL OF RUTH M. WELLS TO RUTH A. WELLS, ORIGINALLY RECORDED IN BOOK 2008 PAGE 002497.

2/AMT