

EOB

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



PAULA WEATHERS
 5975 UHRMANN RD.
 KLAMATH FALLS, OR 97601

First Party's Name and Address

PAUL WEATHERS, JOSEPH BOWEN,
 ANN GRADY, DAVID BOWEN, and
 JAIME BOWEN

Second Party's Name and Address

After recording, return to (Name, Address, Zip):
 Thomas A. Huntzberger, P.C.
 870 West Centennial Boulevard
 Springfield, OR 97477-5295

Until requested otherwise, send all tax statements to (Name, Address, Zip):
 PAULA WEATHERS
 5975 UHRMANN RD.
 KLAMATH FALLS, OR 97601

2008-016883
 Klamath County, Oregon



12/29/2008 03:57:52 PM

Fee: \$26.00

SPACE RESERVED
 FOR
 RECORDER'S USE

No. _____, Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

AFFIANT'S DEED

THIS INDENTURE dated December 18, 2008, by and between

PAULA WEATHERS

the affiant named in the duly filed affidavit concerning the small estate of LOUISE ELIZABETH BOWEN, KLAMATH COUNTY SMALL ESTATE CASE NO: 0802460CV, deceased, hereinafter called the first party, and * SEE GRANTEES LISTED BELOW

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:

SEE EXHIBIT "1" ATTACHED HERETO AND INCORPORATED
 HEREIN BY THIS REFERENCE.

* JOSEPH BOWEN, AS TO A ONE-HALF (1/2) INTEREST, PAULA WEATHERS, AS TO A ONE-EIGHTH (1/8th) INTEREST, ANN GRADY, AS TO A ONE-EIGHTH (1/8th) INTEREST, DAVID BOWEN, AS TO A ONE-EIGHTH (1/8th) INTEREST, JAIME BOWEN, AS TO A ONE-EIGHTH (1/8th) INTEREST.
 ALL AS TENANTS IN COMMON.

AMERITITLE has recorded this
 instrument by request as an accommodation only,
 and has not examined it for regularity and sufficiency
 or as to its effect upon the title to any real property
 that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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 \$ OTHER THAN MONEY. 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 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 ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, 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 ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

Paula Weathers
 PAULA WEATHERS,
 CLAIMING SUCCESSOR

Affiant

STATE OF OREGON, County of KLAMATH ss.

This instrument was acknowledged before me on 12/18/08, 2008,

by PAULA WEATHERS

This instrument was acknowledged before me on _____,

by _____

as _____

of _____



Angela J. Fuller
 Notary Public for Oregon

My commission expires 4/3/2010

26 AMT

Parcel 1:

That portion of the SW 1/4 NE 1/4 of Section 7, Township 38 South, Range 9 East, Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the forty line which bears South 89° 43' East a distance of 440.8 feet from the iron pin which is at the Northwest corner of the SW 1/4 of the NE 1/4 of Section 7, Township 38 South, Range 9 East, Willamette Meridian, and running thence:

Along the forty line South 89° 43' East a distance of 124.2 feet to a point; thence South 0° 52' East a distance of 367.8 feet to a point which is on the Northerly right-of-way line of the 60 foot County Road; thence North 74° 34' West along said Northerly right of way line a distance of 129.3 feet to a point; thence North 0° 52' West a distance of 334.0 feet to the point of beginning.

Parcel 2:

That portion of the SW 1/4 NE 1/4 of Section 7, Township 38 South, Range 9 East, Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the 40 line which lies South 89° 43' East a distance of 565 feet from the iron pin which marks the Northwest corner of the SW 1/4 of NE 1/4 of Section 7, Township 38 South of Range 9 East of the Willamette Meridian, in Klamath County, Oregon, and running thence:

South 0° 52' East a distance of 367.8 feet to a point on the Northerly right of way line of the County Road; thence South 49° 54' East along the Northerly right of way line of the County Road a distance of 256.8 feet to a point; thence North 0° 52' West a distance of 533 feet to a point on the 40 line; thence North 89° 43' West along the 40 line a distance of 194.0 feet, more or less, to the point of beginning.