

1st courtesy

2012-004139

Klamath County, Oregon

RE-RECORDING COVER SHEET

Recording Cover Sheet (PER ors 205.234 ORS 205.244)



00116974201200041390040045

04/20/2012 02:29:34 PM

Fee: \$52.00

This cover sheet was prepared by the person presenting the Instrument for Recording. The information on this sheet is a reflection of the attached Instrument and was added for the purpose of meeting "first page" recording requirements in the State of Oregon., ORS 205.234 and does NOT affect the Transaction(s) contained in this Instrument.

Grantor's Name and Address:

Donald E. Rowlett &
Jean Rowlett
16799 Highway 66
Ashland, Oregon 97520

Grantee's Name and Address

A.. L. Bruner and Marilyn V. Bruner
607 Avenue De Teresa
Grants Pass, Or 97526

After recording return to:

First American Title Company
404 Main Street
Klamath Falls, Or 97601

Send tax statements to:

A. L. and Marilyn V. Bruner
607 Avenue De Teresa
Grants Pass, Or 97526

RE-RECORDING REQUESTED BY:

First American Title Company
404 Main Street
Klamath Falls, Oregon 97601
Lot 2 block 2 Mc Loughlin Heights, Klamath Fall , OR

TITLE(S) of TRANSACTION ORS 205.234 -- Warranty Deed - Corrected
Rerecord Grantees and the vesting of the Grantees from "Al" Bruner to A.L. Bruner and Marilyn V. Bruner, as Tenants by the Entirety.

Direct Party/Grantor(s) and address ORS 205.125 (1) (b) & ORS 205.160
Donald E. Rowlett and Jean Rowlett
16799 Highway 66
Ashland Oregon 97520

Indirect Party/Grantee(s) and address ORS 205.125 (1) (a) & ORS 205.160

Names of Persons for County Clerk Liens ORS 205.125 and 205.160

True & Actual Consideration For Transfer ORS 93.030 (5)

ACTUAL CONSIDERATION GIVEN WITH ORIGINAL TRANSFER WAS \$13,000.00

For Assignment of Instruments, name & address of the Assignee Mortgage or Assignee Trust Deed Beneficiary

Notwithstanding ORS 205.327 (Penalty for presenting nonstandard instruments for recording), if an instrument presented for recording does not contain the information required by subsection (1) of this section, a cover sheet may be prepared that contains the required information.

(XX) **Re-Recorded under ORS 205.244 AT THE REQUEST OF** First American Title Company formerly Josephine County Title Insurance Company to make corrections in Statutory Warranty Deed recorded in volume M01,page 1343.

RE-RECORDING TO CORRECT ORIGINAL DEED from "Grantors conveys and warrants to 'AL' Bruner", Grantee" the following described real property free of liens and encumbrances, except as specifically set forth herein: **TO THE FOLLOWING:** "Grantors conveys and warrants to A. L. BRUNER and Marilyn V. Bruner, as Tenants by the Entirety, Grantees, the following described real property free of liens and encumbrances, except as specifically set forth herein: ..." See attached **"CORRECTED WARRANTY DEED"**

F 47.00



After recording return to:

Al Bruner

607 Avenue de Teresa

Grants Pass, OR 97626

Until a change is requested all tax statements
shall be sent to the following address:

Al Bruner

607 Avenue de Teresa

Grants Pass, OR 97626

Escrow No. K56463S

Title No. K56463s

THIS State of Oregon, County of Klamath
Recorded 01/12/01, at 9:41a m.
In Vol. M01 Page 1343
Linda Smith,
County Clerk Fee\$ 21⁰⁰

STATUTORY WARRANTY DEED

Donald E. Rowlett and Jean Rowlett, as tenants by the entirety, Grantor, conveys and warrants to Al Bruner, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 2, Block 2 of Resubdivision of a portion of McLoughlin Heights, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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.

The true consideration for this conveyance is \$13,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 12th day of January 2001.

Donald E. Rowlett

Donald E. Rowlett

Jean Rowlett

Jean Rowlett

STATE OF OREGON

County of KLAMATH

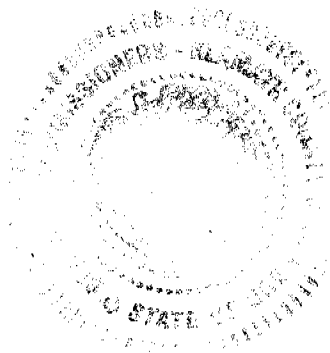
} ss.

This instrument was acknowledged before me on this 12th day of January, 2001
by Donald E. Rowlett and Jean Rowlett



Stacy Hilferty
Notary Public for Oregon

My commission expires: 8-2003



STATE OF OREGON)
County of KLAMATH)

I CERTIFY that this is a true and correct
copy of a document in the possession
of the Klamath County Clerk.

Dated: 4-5-12
LINDA SMITH, Klamath County Clerk

By: Susan Costie, Deputy
SUSIE Costie



THIS State of Oregon, County of Klamath
 Recorded 01/12/01, at 9:41 a.m.
 In Vol. M01 Page 1343
 Linda Smith,
 County Clerk Fee \$ 21.00

After recording return to:

Al Bruner

607 Avenue de Teresa

Grants Pass, OR 97626

Until a change is requested all tax statements
 shall be sent to the following address:

Al Bruner

607 Avenue de Teresa

Grants Pass, OR 97626

Escrow No. K56463S

Title No. K56463s

STATUTORY WARRANTY DEED

Donald E. Rowlett and Jean Rowlett, as tenants by the entirety, Grantor, conveys and warrants to Al A.L. Bruner, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

****and Marilyn V. Bruner, as Tenants by the Entirety**
 Lot 2, Block 2 of Resubdivision of a portion of McLoughlin Heights, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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.

The true consideration for this conveyance is \$13,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 12th day of January 2001.

Donald E. Rowlett

Donald E. Rowlett

Jean Rowlett

Jean Rowlett

STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 12th day of January, 2001
 by Donald E. Rowlett and Jean Rowlett



Stacy Hilferty
 Notary Public for Oregon
 My commission expires: 8-2003