

2013-003105

Klamath County, Oregon



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03/22/2013 02:22:19 PM

Fee: \$47.00

TAXES PAID BY



Mr Lyle Wells
1751 W Bowling St
Anaheim, CA 92804-5504

Recording requested by: LYLE WELLS

Space above reserved for use by Recorder's Office

When recorded mail to:

Document prepared by:

Name: _____

Name _____

Address: _____

Address _____

City/State/Zip: _____

City/State/Zip _____

Property Tax Parcel/Account Number:



Mr Lyle Wells
1751 W Bowling St
Anaheim, CA 92804-5504

Warranty Deed

This Warranty Deed is made on FEB 20 2013, between MARY J WELLS TRUSTEE OF THE
GRANTOR, OF 1751 W BOWLING ST HOCKER FAMILY TRUST, City of _____,
ANAHEIM, State of CA, and
LYLE WELLS TRUSTEE, Grantee, of WELLS FAMILY TRUST 1/16/00
_____, City of ANAHEIM, State of CA.

For valuable consideration, the Grantor hereby sells, grants, and conveys the following described real estate, in fee simple, to the Grantee to have and hold forever, along with all easements, rights, and buildings belonging to the described property, located at 409 CHILOQUIN DR
_____, City of CHILOQUIN, State of OR:

LOTS 10 THRU 13 BLOCK 7 COMMONLY KNOWN AS:
409 CHILOQUIN BOULEVARD, CHILOQUIN OR 97624

The Grantor warrants that it is lawful owner and has full right to convey the property, and that the property is free from all claims, liabilities, or indebtedness, and that the Grantor and its successors will warrant and defend title to the Grantee against the lawful claims of all persons. Taxes for the tax year of 2013 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: 2/20/13

Mary G. Wells
Signature of Grantor

Lyle Wells
Name of Grantor

Mary Link
Signature of Witness #1

Mary Tinkham
Printed Name of Witness #1

Maria Di Pasqua
Signature of Witness #2

Maria Di Pasqua
Printed Name of Witness #2

~~SEE ATTACH FOR NOTARY PUBLIC~~

State of _____ County of _____

On _____, the Grantor, _____,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Notary Signature

Notary Public,

In and for the County of _____ State of _____

My commission expires: _____ Seal

Send all tax statements to Grantee.

-CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State Of California
County Of Orange

On 2.20.2013 before me, Brij Prasad, a notary public personally appeared

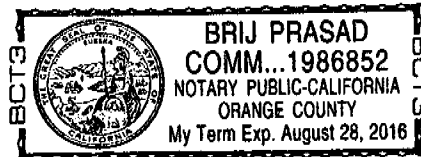
LYLE LEWIS WELLS, MARY JOSEPHINE WELLS, MARY ANN TINKHAM AND
MARIA DIPASSQUA

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~are subscribed to the within instrument and acknowledged to me that ~~he/she~~they executed the same in ~~his/her~~their authorized capacity(ies), and that by ~~his/her~~their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]



(Optional)

Title/Type of the document: WARRANTY DEED

Document Date: 2.20.13

Number of Pages 2 + 1

Signer(s) other than named above No

Signer's Capacity: YES