

17708

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That THE OREGON CONFERENCE OF THE FREE METHODIST CHURCH OF NORTH AMERICA, a Church corporation, hereinafter called the grantor, for the consideration hereinafter stated, does hereby GRANT, BARGAIN, SELL and CONVEY unto HARRY L. BALDWIN and AGNES BALDWIN, husband and wife, hereinafter called the grantees, and grantees' heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

All of Lot 12, and the southwesterly 40.00 feet of Lot 4, in Block 76, of BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in Klamath County, Oregon.

TO HAVE and TO HOLD the same unto the said grantees, and grantees' heirs, successors and assigns, forever.

And said grantor hereby covenants to and with said grantees and grantees' heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, EXCEPT liens and encumbrances, including taxes, attaching by or through the grantees herein subsequent to November 1, 1970, and that grantor will warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever, except those claiming under the above-described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$6,000.00.

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

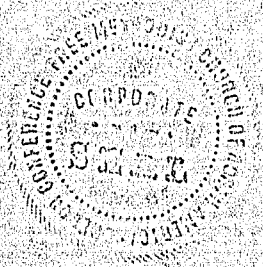
Return to
Harry & Agnes Baldwin
1819 Oregon Ave.
Klamath Falls, Oregon 97601

DONE by order of the grantor's Board of Directors, with its corporate seal affixed, on this 17th day of February, 1975.

THE OREGON CONFERENCE OF THE FREE METHODIST CHURCH OF NORTH AMERICA, a Church corporation

By Roland J. Stewart
Chairman, Board of Trustees

By Lloyd L. Barlett
Treasurer



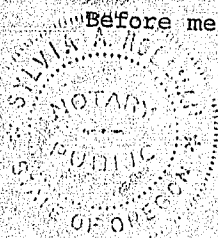
DEARMOND, SHERMAN & BRYAN
ATTORNEYS AT LAW
Post Office Box 2247
687 Court Street N.E.
SALEM, OREGON 97308
503/364-2281

STATE OF OREGON)
) ss.:
County of Marion)

17709

On this 17th day of February, 19 75, personally appeared ROLAND STEWART and LLOYD D. BARTLETT, who, being duly sworn, stated that they are the CHAIRMAN OF THE BOARD OF TRUSTEES and TREASURER, respectively, of THE OREGON CONFERENCE OF THE FREE METHODIST CHURCH OF NORTH AMERICA, a Church corporation, and that the seal affixed hereto is its seal and that this instrument was voluntarily signed and sealed in behalf of the Corporation by authority of its Board of Directors.

Before me:



Sylvia A. Rollman
Notary Public for Oregon
My Commission Expires: 1-31-77

STATE OF OREGON,
County of Klamath
Filed for record at request of
Agnes & Harry Baldwin

on this 8 day of Nov A.D. 19 76
at 10:25 o'clock P M, and duly
recorded in Vol. M 76 of Deeds

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By Wm D. Milne County Clerk
By [Signature] Deputy
Fee 6.00

DEARMOND, SHERMAN & BRYAN
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