

KNOW ALL MEN BY THESE PRESENTS, that FIDELITY MORTGAGE COMPANY, INC., a corporation duly organized and existing under the laws of the State of California, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto HARRY E. BALDWIN and MINNIE J. BALDWIN, Husband & Wife, as Tenants by the Entirety, hereinafter called grantees and grantee's 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:

PARCEL I:

Block 78, Lot 31, 8th Addition to Nimrod River Park.

PARCEL II:

That parcel of land lying between Lot 31 and the North Bank of the Sprague River, described as follows:

Beginning at the Southeast corner of said Lot 31, thence S 00° 38' 00" W to a point on the North Bank of the main channel of the Sprague River; thence westerly along the North Bank to a point, which point is the intersection of the North Bank and a line which bears S 00° 38' 00" W from the Southwest corner of Lot 31; thence N00° 38' 00" E, along said line to the Southwest corner of Lot 31; thence along the southerly line of lot 31 to the point of beginning.

SUBJECT TO all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record. Official Records of Klamath County, State of Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 4,040.00

*In construing this deed the singular includes the plural as the circumstances may require.*

Done by order of the grantor's board of directors with its corporate seal affixed,  
this 25th day of August, 1971

FIDELITY MORTGAGE COMPANY, INC.

By G. Tharabon President

By Wm. Franklin Secretary

STATE OF OREGON, County of Los Angeles ) ss: August 25, 1971  
Personally appeared E. Tharalson and Eric Tharalson  
who, being duly sworn, each for himself and not one for the other, did say that the former is the  
president and that the latter is the  
secretary of Fidelity Mortgage Company, Inc., a corporation, and that the  
seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was  
signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowl-  
edged said instrument to be its voluntary act and deed.

Before me: Dorothy A. Debus  
Notary Public for Oregon California  
My commission expires: 4-5-74

OFFICIAL SEAL  
SEAN J. DEBUS  
NOTARY PUBLIC - CALIFORNIA  
LOS ANGELES COUNTY

NOTE—The sentence between the symbols ©, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

**Bargain and Sale Deed**  
Corporation

Fidelity Mortgage  
Company, Inc.

TO

Harry E. Baldwin

Minnie J. Baldwin

WHEN RECORDED RETURN TO

Mr. & Mrs. Harry E. Baldwin  
F.A.A. - A.R.M. - 422A  
10255 East 25th Avenue  
Aurora, Colorado 80010

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTRIES WHERE USED.)

STATE OF OREGON.

County of ..... KLAMATH

I certify that the within instrument was received for record on the 29th day of SEPTEMBER, 1977, at 12:34 o'clock P.M., and recorded in book M77 on page 18303  
Record of Deeds of said County.

Witness my hand and seal of  
County affixed.

WM. D. MILNE

COUNTY CLERK

By Hazel M. ... Deputy

FEE \$ 3.00