

ATE 81372

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THIS INDENTURE, Made this 5th day of January, 1945, by and between The First National Bank of Portland, acting in this behalf by its assistant trust officer, R. W. Lengfield, the duly appointed, qualified and acting Executor of the Estate of James M. Baker, deceased, late of Klamath County, Oregon, the party of the first part, and Louise Borton, the party of the second part,

WITNESSETH:

That whereas on the 11th day of January, 1945, the Judge of the Circuit Court of the State of Oregon for the County of Klamath did make and enter an order authorizing and directing the party of the first part to transfer by deed of conveyance to the party of the second part certain real property situate, lying and being in the County and State aforesaid, and more particularly described in said order, which order is now on file and of record in said Court and is hereby referred to and made a part hereof,

And whereas an agreement in writing, dated May 3, 1943, was entered into between the party of the first part and the party of the second part whereby the petitioner, party of the first part, did agree to convey the real property, hereinafter described to the party of the second part, all of which terms and conditions have been kept and performed by the party of the second part,

NOW, THEREFORE, The said The First National Bank of Portland, Executor of the Estate of James M. Baker, deceased, the party of the first part, pursuant to the order last above mentioned and for and in consideration of the sum of Ten and No/100ths Dollars (\$10.00), lawful money of the United States, to it paid by the party of the second part, the receipt whereof is hereby acknowledged, has bargained, granted, sold and conveyed, and by these presents does hereby grant, bargain, sell and convey unto Louise Borton, the party of the second part,

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her heirs and assigns forever, all the right, title, interest and estate of the said James M. Baker, deceased, at the time of his death, and also all the right, title and interest that the said Executor, by operation of law or otherwise, may have acquired other than or in addition to that of the said James M. Baker, deceased, in and to that parcel of land situate, lying and being in the County of Klamath, State of Oregon, more particularly described as follows:

Lot Nine (9), of Block Twenty-two (22), of Chelsea Addition, a legal subdivision of Klamath County, State of Oregon, as shown on the duly recorded plat thereof on file in the Office of the County Clerk, of said county and state.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, all and singular the above mentioned and described premises, together with the appurtenances, unto the said Louise Borton, her heirs and assigns forever.

IN WITNESS WHEREOF, The said party of the first part, executor as aforesaid, has hereunto set its hand and seal the day and year first above written.

THE FIRST NATIONAL BANK OF PORTLAND?  
Executor of the Estate of James M.  
Baker, deceased,

By *W. H. Lengfield*  
Its Assistant Trust Officer

State of Oregon :  
: ss.  
County of Multnomah :

On this 5th day of January, 1945,  
before me, a Notary Public in and for the state and county aforesaid, personally appeared R. W. Lengfield, the duly appointed and acting Assistant Trust Officer of The First National Bank of Portland, Oregon, Executor of the Estate of James M. Baker, deceased, known to me to be such Assistant Trust Officer and the person whose name is subscribed to the within instrument as said assistant trust officer of said executor, and acknowledged to me

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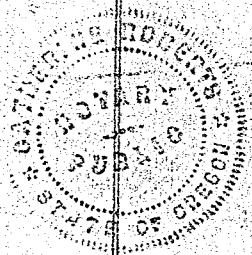
as such assistant trust officer of said executor that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and notarial seal at the said County of Multnomah the day and year in this certificate above written.

Catherine Roberts  
Notary Public for Oregon

My Commission expires

Sept. 3, 1945



STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Aspen Title Company

on this 11th day of Dec. A.D. 19 87  
at 3:08 o'clock P M. and duly recorded  
in Vol. M87 of Deeds Page 22267

Evelyn Biehn, County Clerk

By

Edna Smith

Deputy.

Fee, \$20.00

Return To  
Aaron Gray  
Rt 5 7770  
UOTIK. Rd  
Nampa, Id  
83651

This instrument is being recorded as an accommodation only, and has not been examined as to validity, sufficiency or effect it may have upon the herein described property. This courtesy recording has been requested of ASPEN TITLE & ESCROW, INC.