

KNOW ALL MEN BY THESE PRESENTS, That  
GREGREY L. BAKER and DENISE V. BAKER, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
HADLEY S. TREMAINE and EDNA R. TREMAINE, husband and wife, hereinafter called  
the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and  
assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or apper-  
taining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lots 10, 11 and 12, Block 21, SUPPLEMENTAL PLAT OF MOUNTAIN VIEW ADDITION to  
the City of Klamath Falls, according to the official plat thereof on file in  
the office of the County Clerk of Klamath County, Oregon.  
Klamath County Tax Account #3809-020DD-01100.

SUBJECT TO: Trust Deed, recorded February 16, 1977, in Volume M77, page 2848,  
Microfilm Records of Klamath County, Oregon in favor of American Savings and Loan  
Association, a Utah savings and loan association, as Beneficiary; and Agreement  
recorded February 13, 1980, in Volume M80, page 2871, Microfilm Records of Klamath  
County, Oregon, in favor of Kenneth W. Moty, as Vendor. \*\*see continued below  
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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor  
is lawfully seized in fee simple and the above granted premises, free from all encumbrances except all  
those of record and those apparent upon the land as of the date of this deed

and that  
grantor will warrant and forever defend the said 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 \$ 82,500.00

In construing this deed and where the context so requires, the singular includes the plural and all grammatical  
changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 4th day of June, 19 90 ;  
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by  
order of its board of directors.

\*\*continued - the Grantee does not agree to  
assume nor pay this Trust Deed and Contract  
but does agree to assume and pay that Contract  
recorded August 29, 1988, in Vol. M88, page  
13948, in favor of Thelma M. Surroz, as Vendor.

Gregrey L Baker  
GREGREY L. BAKER

Denise V Baker  
DENISE V. BAKER

STATE OF OREGON, )  
County of Klamath ) ss.  
June 4, 19 90 .

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19 \_\_\_\_ .

Personally appeared \_\_\_\_\_ and  
\_\_\_\_\_ 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 \_\_\_\_\_

Personally appeared the above named  
GREGREY L. BAKER and DENISE V. BAKER

\_\_\_\_\_, 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 acknowledged said instrument to be its voluntary act and  
deed.

and acknowledged the foregoing instrument  
to be their voluntary act and deed.

Before me:  
Tristi L. Redd  
(OFFICIAL SEAL) Notary Public for Oregon  
My commission expires: 11/16/91

Before me:  
\_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

GREGREY L. BAKER and DENISE V. BAKER  
2365 Linda Vista Dr.  
Klamath Falls, OR 97601  
GRANTOR'S NAME AND ADDRESS

HADLEY S. TREMAINE and EDNA R. TREMAINE  
1965 Tiffany  
Klamath Falls, OR 97601  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
SAME AS GRANTEE

NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address:  
SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.  
County of Klamath  
I certify that the within instrument was  
received for record on the 4th  
day of June, 19 90 ,  
at 3:40 o'clock P. M., and recorded  
in book M90 on page 10734 or as  
file/reel number 15694 ,  
Record of Deeds of said county.

Witness my hand and seal of County  
affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Quenda M. Mendenhall Deputy

Fee \$28.00

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

490  
4  
3  
PH