

KNOW ALL MEN BY THESE PRESENTS, That C. Michael Hartfield and Wanda D. Hartfield,  
husband and wife  
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Donald M. Baxter  
and Colleen A. Baxter, husband and wife, hereinafter called  
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns,  
 the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining,  
 situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 3 in Block 17 of Tract 1112, EIGHTH ADDITION TO SUNSET VILLAGE,  
 according to the official plat thereof on file in the office of the  
 County Clerk of Klamath County, Oregon.

## MOUNTAIN TITLE COMPANY

"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 those of  
 record and those apparent upon the land, if any, as of the date of this deed, and taxes  
 for the fiscal year 1992-1993, a lien not yet due and payable, 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 \$ 87,200.00  
~~However, the actual consideration consists of or includes other property or value given or promised which is the whole~~  
~~part of the consideration. (indicate which). (The sentence between the symbols), if not applicable, should be deleted.~~  
 See ORS 93.030.)

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 \_\_\_\_\_ day of \_\_\_\_\_, 19 92 ;  
 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.

STATE OF OREGON, )  
 County of Klamath ) ss.  
 September 16, 19 92

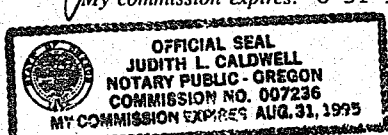
C. Michael Hartfield  
Wanda D. Hartfield

Personally appeared the above named \_\_\_\_\_  
C. Michael Hartfield  
Wanda D. Hartfield

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

Before me:

Judith L. Caldwell  
 Notary Public for Oregon  
 My commission expires: 8-31-95



STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
 The foregoing instrument was acknowledged before me this  
 \_\_\_\_\_, 19 \_\_\_\_\_, by \_\_\_\_\_,  
 \_\_\_\_\_, president, and by \_\_\_\_\_,  
 \_\_\_\_\_, secretary of \_\_\_\_\_

a \_\_\_\_\_ corporation, on behalf of the corporation.

Notary Public for Oregon \_\_\_\_\_  
 My commission expires: \_\_\_\_\_ (SEAL)

C. Michael Hartfield  
Wanda D. Hartfield  
C/O KFFSL

GRANTOR'S NAME AND ADDRESS

Donald M Baxter  
Colleen A. Baxter  
C/O KFFSL

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath First Federal Savings and  
Loan Association  
2943 South Sixth Street  
Klamath Falls, OR 97603

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

Klamath First Federal S&LA  
2943 South Sixth Street  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath  
 I certify that the within instrument was  
 received for record on the 23rd  
 day of Sept., 19 92,  
 at 3:30 o'clock P. M., and recorded  
 in book M92 on page 21947 or as  
 file/reel number 51135,  
 Record of Deeds of said county.

Witness my hand and seal of County  
 affixed.

Evelyn Biehn, County Clerk  
Recording Officer  
By Deanne Miller Deputy

Fee \$30.00

MOUNTAIN TITLE COMPANY

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