

01039025
WARRANTY DEED

AFTER RECORDING RETURN TO:
Shane Cartwright and Peter L. Cartwright and Marcy L. Cartwright
29909 PELICAN BUTTE ROAD
KLAMATH FALLS, OREGON 97601

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

WILLIAM S. BALDWIN, who acquired title as SHERRILL BALDWIN,
hereinafter called GRANTOR(S), convey(s) to SHANE CARTWRIGHT and
PETER L. CARTWRIGHT and MARCY L. CARTWRIGHT, not as tenants in
common, but with full rights of survivorship, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lots 21 and 22, SPORTSMAN PARK, in the County of Klamath, State
of Oregon.

Code 78, Map 3606-3CB, Tax Lot 7200.

"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."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$51,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 5th day of October, 1992.

William S. Baldwin
WILLIAM S. BALDWIN

STATE OF OREGON, County of Klamath)ss.

On this 7th day of October, 1992, personally appeared the
above named WILLIAM S. BALDWIN, and acknowledged the foregoing
instrument to be his voluntary act and deed.

Before me, Paulene L. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1993.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 7th day
of Oct A.D., 19 92 at 3:27 o'clock P M., and duly recorded in Vol. m92
of Deeds on Page 23489

FEE \$30.00

Evelyn Biehn County Clerk
By Paulene L. Addington