

'96 NOV -6 P3:03

## BARGAIN AND SALE DEED

RAMONA L. BAKER, Grantor, conveys to WILLIAM E. BAKER, Grantee, the following described real property:

PINE GROVE RANCHETTES, BLOCK 1, LOT 10, Klamath County, Oregon  
Tax Lot: R-3910-009AC-00500-000

The true consideration for this conveyance is (Property Settlement Agreement). However the actual consideration consists of or includes other property or value given or promised which is the whole of the consideration.

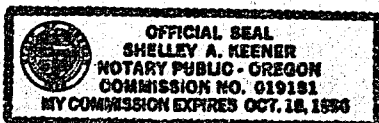
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 26 day of August, 1996.

Ramona L. Baker  
RAMONA L. BAKER

STATE OF OREGON       )  
                                  ) ss.  
County of Klamath    )

This instrument was acknowledged before me on August 26, 1996, by Ramona L. Baker.



Shelley A. Keener  
Notary Public for Oregon  
My commission expires: 10-18-96

RAMONA L. BAKER  
Grantor  
WILLIAM E. BAKER  
Grantee

~~After recording return to:~~

Robert Foltyn  
635 Main Street  
Klamath Falls, Oregon 97601

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

RETURN: WILLIAM E. BAKER  
3615 Pine Grove Road  
Klamath Falls, OR 976003

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of William E. Baker the 6th day of November A.D., 19 96 at 3:03 o'clock P. M., and duly recorded in Vol. M96 of Deeds on Page 35135.

FEE \$30.00

Bernetha G. Letsch County Clerk  
By Bernetha G. Letsch