



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01046077

AFTER RECORDING RETURN TO:  
Mr. and Mrs. Kenneth S. Bland  
P.O. Box 523  
Blu OR 97622

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

JIM OREN BAKER and MARY BAKER, husband and wife, hereinafter  
called GRANTOR(S), convey(s) to KENNETH S. BLAND and VICKI  
BLAND, husband and wife, hereinafter called GRANTEE(S), all  
that real property situated in the County of KLAMATH, State of  
Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY  
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH  
HEREIN . . . . .

"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." KSB VB

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except those covenants,  
conditions, restrictions, reservations, rights, rights of way  
and easements of record.

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 LOVE AND  
AFFECTION.

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 28th day of March, 1997.

Jim Oren Baker Mary Baker  
JIM OREN BAKER MARY BAKER

STATE OF OREGON, County of Klamath )ss.

On March 31, 1997, personally appeared the above named JIM  
OREN BAKER and MARY BAKER acknowledged the foregoing instrument  
to be their voluntary act and deed.

Before me: Marlene T. Addington  
Notary Public for OREGON  
My Commission Expires: March 22, 2001

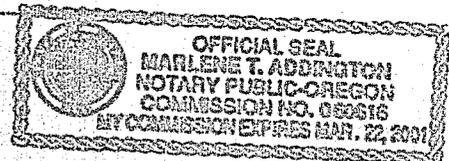


EXHIBIT "A"

PARCEL 1:

Lot 7 and the W 1/2 of Lot 6, Block 16, FIRST ADDITION TO BLY,  
in the County of Klamath, State of Oregon.

CODE 58 MAP 3714-3AB TL 8600

PARCEL 2:

The E 1/2 of Lot 6, Block 16, FIRST ADDITION TO BLY, in the  
County of Klamath, State of Oregon.

CODE 58 MAP 3714-3AB TL 8500

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 31st day  
of March A.D., 19 97 at 3:48 o'clock P.M., and duly recorded in Vol. M97  
of Deeds on Page 9379

FEE \$35.00

by Bernetha G. Letsch, County Clerk  
Kathleen Reed