

49505

MTC 43012-MS  
WARRANTY DEEDVol. M97 Page 39434

GIJSBERTUS VANDERKOOY and EVERDINA VANDERKOOY, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
JAMES E. BAKER,

Grantee(s) and grantee's heirs, successors and assigns the following described  
real property, free of encumbrances except as specifically set forth herein in  
the County of KLAMATH and State of Oregon, to wit:

LOT 17, BLOCK 29, OREGON SHORES SUBDIVISION, UNIT 2, TRACT 1113,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON TOGETHER WITH A 1990MOBILE HOME  
PLATE #X203546

SUBJECT TO: all those items of record and those apparent upon the land, if  
any, as of the date of this deed and those shown below, if any:  
and the 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.

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.

The true and actual consideration for this conveyance is \$ 70,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 34285 Fleetwood Place North, Chilloguin, OR 97624

Dated this 26 day of NOV., 1997.

[Signature]  
GIJSBERTUS VANDERKOOY

[Signature]  
EVERDINA VANDERKOOY

STATE OF Oregon ss. November 26 1997  
COUNTY OF Klamath

Personally appeared the above named Gijsbertus Vanerkooy  
and Everdina Vanderkooy  
and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Marion Grantham  
Notary Public for Oregon  
My commission expires 1/22/01

ESCROW NO. MT43012-MS

Return to:

JAMES E. BAKER

34285 Fleetwood Place North  
Chilloguin, OR 97624

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Amerititle  
on this 3rd day of December A.D. 1997  
at 3:24 o'clock P. M. and duly recorded  
in Vol. M97 of Deeds Page 39434

Bernetha G. Letsch, County Clerk

By Kathleen Ross Deputy.  
Fee, \$30.00