

INDIVIDUAL WARRANTY DEED

COI-12

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2001 JAN 29 PM 2:46

State of Oregon, County of Klamath
Recorded 01/29/01, at 246P m.
In Vol. M01 Page 3416
Linda Smith,
County Clerk Fee\$ 21-

FRED J. BAKER AND JUDY A. BAKER
conveys and warrants to

, Grantor,

CHRIS SHORT AND GLENDA SHORT; HUSBAND AND WIFE

, Grantee,

the following described real property situated in KLAMATH County
free of encumbrances except as specifically set forth herein, to-wit:

Lot 12, Block 10, Tract 1042, TWO RIVERS NORTH, according to the
official plat thereof on file in the office of the County Clerk, Klamath
County, Oregon.

This conveyance is subject to and excepts: RIGHTS OF THE PUBLIC IN STREET, ROADS AND HIGHWAYS,
COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS OF RECORD.

The true consideration for this conveyance is \$5,000.00

"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:

Fred J. Baker
FRED J. BAKER

Judy A. Baker
JUDY A. BAKER



STATE OF OREGON

County of LANE

)
) ss.

This instrument was acknowledged before me on
FRED J. BAKER AND JUDY A. BAKER

JANUARY 17, 2001 by

Lori E Halladey
Notary Public for Oregon

My commission expires: 7-14-01

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K21- Until a change is requested, all tax statements shall be sent to the following address:
2100 BENNETT CREEK ROAD
COTTAGE GROVE OR 97424

After recording return to: Western Pioneer Title Co., P.O. Box 10146, Eugene, Oregon 97440