'01 APR 24 AM 10:46

After Recording Return to: **BRUCE E. BRINK** 2447 Darrow Klamath Falls, OR. 97601 Until a change is requested all tax statements Shall be sent to the following address: **BRUCE E. BRINK** 2447 Darrow Klamath Falls, OR. 97601

1817 Vol. MQ1

State of Oregon, County of Klamath Recorded 04/24/01, at 10:46 a m. In Vol. M01 Page /8/78 Linda Smith, Fee\$ 21 County Clerk

WARRANTY DEED (INDIVIDUAL)

MARGARET B. BALDWIN, who acquired title as Margaret B. Ames, herein called grantor, convey(s) to BRUCE E. BRINK all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 3 in Block 63 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

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, contracts and/or liens for irrigation and/or drainage

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 \$23,000.00. (here comply with the requirements of ORS 93.930)

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.

Date April 14, 2001. MARGARET B. BALDWIN STATE OF ILLINOIS, County of ______

On April _____, 2001 personally appeared the above named MARGARET B. BALDWIN and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Notary Public for Illinois

My commission expires:

This Document is recorded at the request of: Aspen Title & Escrow, Inc. 525 Main Street Klamath Falls, OR 97601 Order No.: 00052761

"OFFICIAL SEAL" SUSANNA PAREDES Notary Public, State of Illinois My Commission Expires 02/05/05 geereereereereere

5%S Vision Form SDD03OR Rev. 01/23/97