



NTC-63896TA

Vol M04 Page 03863

After recording return to:

LARRY R. BAKER

P.O. BOX 192

KENO, OREGON 97627

State of Oregon, County of Klamath

Recorded 01/21/2004 3:19 P m

Vol M04 Pg 3863-64

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

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

LARRY R. BAKER

P.O. BOX 192

KENO, OREGON 97627

Escrow No. MT63896-TA

STATUTORY WARRANTY DEED

CORY L. LOWN, Grantor(s) hereby convey and warrant to LARRY R. BAKER and KELLY K. BAKER, as tenants by the entirety, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

618273


4007-001A0-01700-000

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$103,000.00.

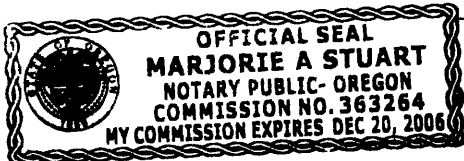
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

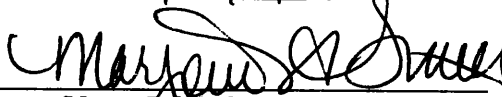
Dated this 20th day of Jan, 2004


CORY L LOWN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 1/20/04 by CORY L. LOWN.




(Notary Public for Oregon)

My commission expires 12/20/06

26.00 PM

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land lying in the NW1/4 NE1/4 of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon and being a portion of that property described in that deed to the State of Oregon, by and through its State Highway Commission, recorded in Book 104, page 557, Deed Records of Klamath County, Oregon; that said parcel being that portion of said property lying Northerly of a line parallel with and 50 feet Northerly of the center line of the Green Springs Highway, which center line is referred to in said State of Oregon deed, described as follows:

Beginning at a point on the Northerly right of way line of the Green Springs Highway, opposite and 30.0 feet distant from Engineer's center line Station 1815+71, said point also being 720 feet South and 1456 feet West of the Northeast corner of Section 1, Township 40 South, Range 7 East of the Willamette Meridian; thence North 57° 44' East a distance of 150.0 feet along the said right of way line; thence North 01° 17' East a distance of 185 feet; thence South 65° 22' West a distance of 336.6 feet; thence South 54° 31' East a distance of 215 feet to the point of beginning.

Tax Account No.: 4007-001A0-01700-000

Key No.: 618273