



After recording return to:
 Jason D. Baker and Rochelle V. Baker
 5444 Sherwood Drive
 Klamath Falls, OR 97603

Until a change is requested all tax statements
 shall be sent to the following address:
 Jason D. Baker and Rochelle V. Baker
 5444 Sherwood Drive
 Klamath Falls, OR 97603

File No.: 7021-421781 (SAC)
 Date: August 09, 2004

State of Oregon, County of Klamath
 Recorded 08/11/04 3:40 p m
 Vol M04 Pg 52814-15
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Christopher W. Murphy and Cori Murphy as tenants by the entirety, Grantor, conveys and warrants to **Jason D. Baker and Rochelle V. Baker as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 3 Block 12, Tract No. 1064, First Addition to Gatewood, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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 consideration for this conveyance is **\$152,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 9th day of August, 20 04

52815

APN: 574033

Statutory Warranty Deed
- continued

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Date: 08/09/2004

Christopher W. Murphy by Cori B. Murphy
Christopher W. Murphy Attorney in Fact. Cori Murphy

STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this

11 day of August, 2007

by **Christopher W. Murphy and Cori Murphy.**

[Signature]
Notary Public for Oregon
My commission expires: 8-2-07

