

**After recording return to:**

Gerald W. Baker, Trustee and  
Joanne B. Baker, Trustee  
P.O. Box 691  
Jacksonville, Arkansas 72078

State of Oregon, County of Klamath  
Recorded 09/15/04 8:49 a m  
Vol M04 Pg 61346-47  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

**Until a change is requested,  
send tax statements to:**

Gerald W. Baker, Trustee and  
Joanne B. Baker, Trustee  
P.O. Box 691  
Jacksonville, Arkansas 72078

### Warranty Deed

GERALD W. BAKER and LINDA BAKER, also known as LINDA L. BAKER, "Grantors," hereby convey and warrant, all right, title and interest to GERALD W. BAKER and JOANNE B. BAKER, Trustees, or their successors in trust, under the GERALD W. AND JOANNE B. BAKER LIVING TRUST, dated September 22, 2003 and any amendments thereto, "Grantees," the following real property situated in Klamath County, Oregon, free of encumbrances except for matters of public record:

Lots 4 and 5, Block 12, of the 2ND ADDITION TO NIMROD RIVER PARK, and Lot 5, Block 51, of the 4TH ADDITION TO NIMROD RIVER PARK, as shown on map in official records of Klamath County, Oregon.

Grantors hereby agree that all interest in the above described real property shall be characterized as tenancy in common interests rather than tenancy by the entirety interests.

The liability and obligations of the Grantors to Grantees and Grantees' heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that is provided to Grantors under any policy of title insurance insuring Grantors' interest in the above described property. The limitations contained herein expressly do not relieve Grantors of any liability or obligations under this instrument to the extent of coverage that is provided to Grantors under any policy of title insurance insuring Grantor's interest in the above described property.

The true and actual consideration paid for this conveyance is the mutual covenants contained in the Living Trust described above and the conveyance described herein which are for the purposes of estate planning and consist of value wholly other than cash.

26  
ENV.  
Pr: Douglas R. Jones & Assoc.  
2171 West Main Ste 202  
Cabot AR 72023

61347

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.

WITNESS the hand of said Grantors on this 29 day of July, <sup>2004</sup>~~2003~~.

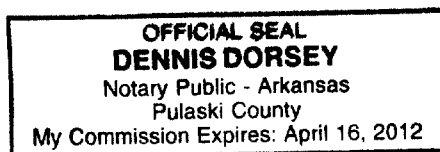
GRANTORS:

Gerald W. Baker  
GERALD W. BAKER

Linda L. Baker  
LINDA L. BAKER

STATE OF ARKANSAS           )  
  )  
COUNTY OF PULASKI        )        ss.

This instrument was acknowledged before me on this 30 day of August, 200<sup>4</sup>~~3~~,  
by GERALD W. BAKER.



[Signature]  
Notary Public for Arkansas  
My commission expires: April 16 2012

STATE OF ~~ARKANSAS~~ MA       )  
  )  
COUNTY OF ~~PULASKI~~ Essex        )        ss.

This instrument was acknowledged before me on this 29 day of July ~~2003~~,  
by LINDA L. BAKER.

Annmarie Wonson  
Notary Public for Arkansas  
My commission expires: ANNMARIE WONSON  
Notary Public  
My Commission Expires  
March 31 2006