

05 JAN 18 PM 11:00



mtc-67957 ps

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State of Oregon, County of Klamath
Recorded 01/18/05 11:00 a m
Vol M05 Pg 03610
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

After recording return to:

JOHN D. BALDWIN

718 SARAH THERESE CT.

MODESTO, CA 95351

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

JOHN D. BALDWIN

718 SARAH THERESE CT.

MODESTO, CA 95351

Escrow No. MT67957-PS

STATUTORY WARRANTY DEED

ELI PROPERTY COMPANY, INC., a California corporation, Grantor(s) hereby convey and warrant to **JOHN D. BALDWIN and BARBARA A. BALDWIN, husband and wife**, 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:

Lots 54 and 55 Block 48, Tract 1184, Oregon Shores - Unit 2 - First Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3507-018AC-02600-000
Tax Account No: 3507-018AC-02700-000

Key No: 240313
Key No: 240297

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 **\$90,000.00**.

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 5 day of January, 2005

ELI PROPERTY COMPANY, INC.

BY: 

VIKTORIA PENN, CHAIRMAN OF THE BOARD

STATE OF CALIFORNIA

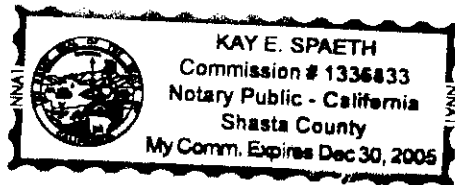
ss.

COUNTY OF SHASTA

On Jan 5, 2005 before me, Kay E. Spaeth, personally appeared VIKTORIA PENN, AS CHAIRMAN OF THE BOARD OF ELI PROPERTY COMPANY, INC. personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity(ies), and that by her signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Kay E. Spaeth



2/10 AM