



After recording return to:

Jeanette R. Curtis

120 Village Square #75  
Orinda, CA 94563

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

Jeanette R. Curtis

Same

File No.: 7021-720570 (BS)

Date: December 28, 2005

**M05-72110**

Klamath County, Oregon

12/30/2005 11:43:36 AM

Pages 2 Fee: \$26.00

## STATUTORY WARRANTY DEED

**Raymond Vance Baldwin, Jr.**, Grantor, conveys and warrants to **Jeanette R. Curtis**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lots 13 and 14 Block 8, South Chiloquin Addition to the City of Chiloquin, 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 **\$35,000.00**. (Here comply with requirements of ORS 93.030)

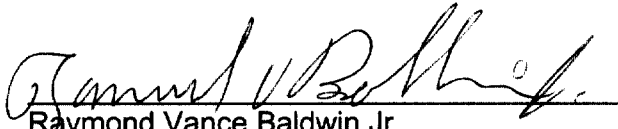
Dated this 28 day of December, 2005.

205

APN: **R221628**

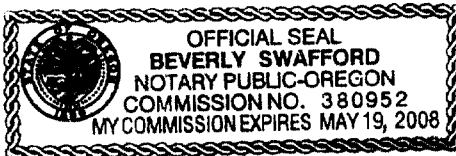
Statutory Warranty Deed  
- continued

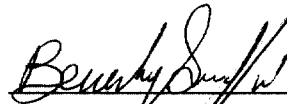
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\_\_\_\_\_  
Raymond Vance Baldwin Jr.

STATE OF     Oregon                     )  
  )ss.  
County of     Klamath                    )

This instrument was acknowledged before me on this 28 day of December, 2005  
by **Raymond Vance Baldwin, Jr..**



  
\_\_\_\_\_  
Beverly Swafford  
Notary Public for Oregon  
My commission expires: May 19, 2008