

EA

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Edwin Charles Baker  
Cassie Dawn Harless

Grantor's Name and Address

Edwin Charles Baker  
Cassie Dawn Baker

Grantee's Name and Address

After recording, return to (Name, Address, Zip):  
Edwin & Cassie Baker  
4861 Lombard Drive  
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):  
Same as Before

M06-00478

Klamath County, Oregon

01/10/2006 10:12:56 AM

Pages 1 Fee: \$21.00

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that EDWIN CHARLES BAKER and CASSIE DAWN HARLESS,  
with rights of survivorship  
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by EDWIN CHARLES BAKER AND  
CASSIE DAWN BAKER, husband and wife  
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,  
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,  
situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 2 in Block 6 of FIRST ADDITION TO FERNDAL, according to the  
official plat thereof on file in the office of the County Clerk  
of Klamath County, Oregon.

Tax Account No.: 3909-013BB-00300-000 Key No. 568870

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized  
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):  
Trust Deed in favor of Klamath First Federal Savings and Loan Association and  
Trust Deed in favor of The Klamath Tribes, a federally recognized Indian  
Tribe of the State of Oregon, and that

grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all  
persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ Correct Title.<sup>①</sup> However, the  
actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate  
which) consideration.<sup>①</sup> (The sentence between the symbols <sup>①</sup>, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural.

In witness whereof, the grantor has executed this instrument on January 5, 2006; if grantor  
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so  
by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN  
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGU-  
LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON  
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-  
PRIATE 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.

Cassie Dawn Baker

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on January 5, 2006  
by EDWIN CHARLES BAKER AND CASSIE DAWN BAKER fka CASSIE DAWN HARLESS



Sandra Handsaker  
Notary Public for Oregon

My commission expires 7-16-2009

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