



2007-020891
Klamath County, Oregon

THIS SPACE RE



12/13/2007 11:25:24 AM

Fee: \$21.00

MT80724-MS

After recording return to:

Monty Robinson

11919 Finley Court

Klamath Falls, OR 97603

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

Monty Robinson

11919 Finley Court

Klamath Falls, OR 97603

Escrow No. MT80724-MS

Title No. 0080724

SWD

STATUTORY WARRANTY DEED

Neal R. Baldwin and Thelma Baldwin, as tenants by the entirety, Grantor(s) hereby convey and warrant to Monty Robinson, 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:

Lot 3 in Block 2, PINE GROVE RANCHETTES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$142,000.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (MEASURE 49 (2007)). THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (MEASURE 49 (2007)).

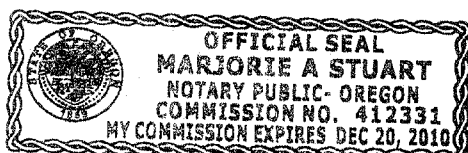
Dated this 7th day of Dec, 2007

Neal R. Baldwin

Thelma Baldwin

State of Oregon
County of Klamath

This instrument was acknowledged before me on 12/7, 2007 by Neal R. Baldwin and Thelma Baldwin.



(Notary Public for Oregon)

My commission expires

12/20/10

21HMT