



WARRANTY DEED

AFTER RECORDING RETURN TO:
Mr. and Mrs. William J. Cool
1425 WILFORD AVE.
KLAMATH FALLS OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

HOY DILLARD JOHNSON, hereinafter called GRANTOR(S), convey(s) to
WILLIAM J. COOL and ELIZABETH COOL, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN.

WPC
8/21/93
"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 covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land,

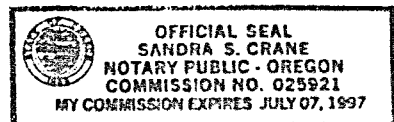
and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$8,000.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument
this 14th day of September, 1993.


HOY DILLARD JOHNSON



STATE OF OREGON, County of Klamath)ss.

On September 15th, 1993, personally appeared the above-named
HOY DILLARD JOHNSON and acknowledged the foregoing instrument to
be his voluntary act and deed.

Before me: Sandra S. Crane
Notary Public for Oregon
My Commission Expires: 7-7-97

EXHIBIT "A"

A portion of the NW 1/4 NW 1/4 of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the South line of NW 1/4 NW 1/4 of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, which is South 89 degrees 39' West 14.1 feet from a steel axle marking the Southeast corner of NW 1/4 NW 1/4 of said Section 34; thence South 89 degrees 39' West along the South line of said NW 1/4 NW 1/4 a distance of 100 feet; thence North 0 degrees 19' West along a line parallel to the East line of said NW 1/4 NW 1/4 a distance of 160 feet; thence North 89 degrees 39' East 100 feet; thence South 0 degrees 19' East 160 feet to the point of beginning.

EXCEPTING THEREFROM the South 20 feet thereof which lies within Beverly Drive.

CODE 154 MAP 3809-34BB TL 1300

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 15th day
of Sept. A.D., 19 93 at 3:47 o'clock P M., and duly recorded in Vol. M93,
of Deeds on Page 23832.

FEE \$35.00

Evelyn Biehn County Clerk

By Darlene G. Smith, clerk