

WARRANTY DEED

MTC 31096-KR

KNOW ALL MEN BY THESE PRESENTS, That
RICHARD S. HORTON and MARY A. HORTON, husband and wife
 hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
BRAD WILLIAM HARRINGTON and DENISE JOYCE HARRINGTON, husband and wife, hereinafter called
 the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns,
 the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining,
 situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

MOUNTAIN TITLE COMPANY

"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."

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

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of

record and those apparent upon the land, if any, as the date of this deed and that grantor will warrant and forever defend the said 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 \$18,300.00 in completion of a 4031 Tax-Deferred part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 27th day of September, 19 93; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,
 County of Klamath, ss.
September 27, 19 93.

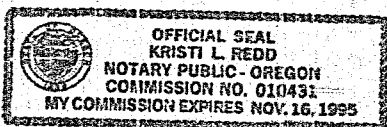
Personally appeared the above named
RICHARD S. HORTON
MARY A. HORTON

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Kristi L. Redd
 Notary Public for Oregon

My commission expires: 11/16/95



STATE OF OREGON, County of _____, ss.
 The foregoing instrument was acknowledged before me this _____, 19 _____, by _____, president, and by _____, secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon _____

My commission expires: _____

(SEAL)

RICHARD S. HORTON and MARY A. HORTON
35880 MODOC PT. RD.
CHILOQUIN OR 97624

GRANTOR'S NAME AND ADDRESS

BRAD WILLIAM HARRINGTON and DENISE JOYCE HARRINGTON
820 PLEASANT ST.
ROSEVILLE CA 95678

GRANTEE'S NAME AND ADDRESS

After recording return to:

BRAD WILLIAM HARRINGTON and DENISE JOYCE HARRINGTON
820 PLEASANT ST.
ROSEVILLE CA 95678

NAME, ADDRESS, ZIP

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

BRAD WILLIAM HARRINGTON and DENISE JOYCE HARRINGTON
820 PLEASANT ST
ROSEVILLE CA 95678

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.

County of _____
 I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____.
 Record of Deeds of said county.
 Witness my hand and seal of County affixed.

By _____ Recording Officer
 Deputy

MOUNTAIN TITLE COMPANY

09-28-93P01:35 RCVD

MOUNTAIN TITLE COMPANY

MOUNTAIN TITLE COMPANY

31096-KR

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the SE1/4 of Section 28, Township 35 South, Range 7, East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the iron pipe monument marking the Southeast corner of said Section 28; thence North 89 degrees 43' 25" West 438.24 feet to the Southeast corner of that tract of land described in Deed Volume M78, page 10129, as Recorded in the Klamath County Deed Records, said point being South 89 degrees 43' 25" East 185.00 feet from the Easterly right of way line of the Dalles-California Highway; thence North 02 degrees 23' 57" West 605.71 feet to a 1/2" iron pin, being the Southeast corner of that tract of land described as Parcel 1 in Deed Volume M76, page 17120, as Recorded in the Klamath County Deed Records; thence North 08 degrees 42' 54" West, along the Easterly line of said tract 55.46 feet to a 5/8" iron pin with a Tru-Line Surveying plastic cap; thence South 89 degrees 40' 48" East 389.18 feet to a 5/8" iron pin with a Tru-Line Surveying plastic cap marking the Southwest corner of that tract of land described in Deed Volume 334, page 128, as Recorded in the Klamath County Deed Records; thence East 82.82 feet to a 3/4" iron pipe marking the Southeast corner of said tract; thence South 659.92 feet to the point of beginning, containing 6.85 acres and with bearings based on the East line of said Section 28 as being South.

TOGETHER WITH a 1969 NASHU Mobile Home, Oregon License #X 82812, Serial #NYB3TFK13589WW and a 1978 HOMET Mobile Home, Oregon License #X148188, Serial #03950402L which are both situated on the real property described above.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 28th day
of Sept. A.D., 19 93 at 1:35 o'clock P M., and duly recorded in Vol. M93
of Deeds on Page 25059.

FEE \$35.00

Evelyn Biehn County Clerk

By Dorinda M. Mendenhall