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12-08-93P03:26 RCVD


Aspen
 TITLE & ESCROW, INC.

 ATC 40752
 WARRANTY DEED
Vol. m93 Page 32671
 ATE #03040752
 AFTER RECORDING RETURN TO:
~~BUYER CORPORATION~~

JOHNNY ALLEN SANDERS

6049 Hwy. 39.KLAMATH FALLS, OR 97603
 UNTIL A CHANGE IS REQUESTED ALL TAX
 STATEMENTS TO THE FOLLOWING ADDRESS:
 SAME AS ABOVE

 CHRISTOPHER A. YARROW and JULEE K. YARROW, hereinafter called
 GRANTOR(S), convey(s) to JOHNNY ALLEN SANDERS, hereinafter
 called GRANTEE(S), all that real property situated in the County
 of KLAMATH, State of Oregon, described as:

 The Easterly 40 feet of Lot 1 and the Easterly 40 feet of Lot 2,
 Block 5, DIXON SECOND ADDITION TO THE CITY OF KLAMATH FALLS, in
 the County of Klamath, State of Oregon.

 Code 1 Map 3809-33AB Tax lot 900
 Code 1 Map 3809-33Ab Tax lot 800

 "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 30.390."

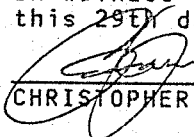
 and covenant(s) that grantor is the owner of the above described
 property free of all encumbrances except covenants, conditions,
 restrictions, reservations, rights, rights of way and easements
 of record, if any, and apparent upon the land,

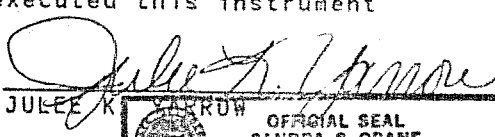
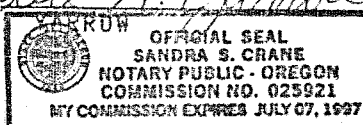
 and will warrant and defend the same against all persons who may
 lawfully claim the same, except as shown above.

 The true and actual consideration for this transfer is
 \$16,500.00.

 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 29th day of November 1993.


 CHRISTOPHER A. YARROW


 JULEE K. YARROW


STATE OF OREGON, County of KLAMATH)ss.

 On this 29th day of November, 1993, personally appeared the
 above named CHRISTOPHER A. YARROW and JULEE K. YARROW and
 acknowledged the foregoing instrument to be their voluntary act
 and deed.

 Before me: Sandra S. Crane
 Notary Public for Oregon
 My Commission Expires: July 7, 1997

STATE OF OREGON: COUNTY OF KLAMATH: ss.

 Filed for record at request of Aspen Title co the 8th day
 of Dec. A.D., 19 93 at 3:26 o'clock P.M., and duly recorded in Vol. M93
 of Deeds on Page 32671.

FEE \$30.00

Evelyn Biehn, County Clerk

By Sandra S. Crane