

WARRANTY DEED

ATE #01041327

AFTER RECORDING RETURN TO:
MR. & MRS. D. C. GOLDEN
2007 HATSON STREET S32 N. HILLS DR
KLAMATH FALLS, OR 97603

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

Hughes
CHRISTINA M. MONTGOMERY, who took title as CHRISTINA M.
MONTGOMERY, RAY MONTGOMERY and PHYLLIS MONTGOMERY, hereinafter
called GRANTOR(S), convey(s) to DONALD C. GOLDEN and SHELLY A.
GOLDEN, husband and wife, 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 . . .

MS
"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
\$84,000.00.

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 4th day of March, 1994.

Christina M. Hughes
CHRISTINA M. HUGHES

Ray Montgomery
RAY MONTGOMERY

Phyllis Montgomery
PHYLLIS MONTGOMERY

STATE OF OREGON, County of Klamath)ss.

On March 4th, 1994, personally appeared the above named
CHRISTINA M. HUGHES, RAY MONTGOMERY and PHYLLIS MONTGOMERY, 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

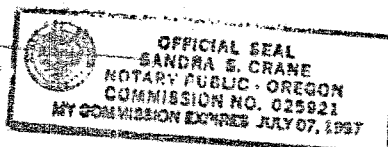


EXHIBIT "A"

7012

PARCEL 1:

Lot 8 ALSO a portion of Lot 9, Block 1, THIRD ADDITION TO EAST HILLS, in the County of Klamath, State of Oregon, described as follows:

Beginning at the Northeast corner of Lot 9, Block 1; thence South 5.00 feet; thence South 54 degrees 53' 42" West 231.94 feet to the West line of Lot 9; thence North along the West line of Lot 9, 48.46 feet to the Northwest corner of Lot 9; thence North 65 degrees 43' 12" East 226.88 feet to the point of beginning.

CODE 91 MAP 3909-1AA TL 800
CODE 91 MAP 3909-1AA TL 900

PARCEL 2:

Lot 9, Block 1, THIRD ADDITION TO EAST HILLS, in the County of Klamath, State of Oregon. EXCEPTING THEREFROM the following:

Beginning at the Northeast corner of Lot 9, Block 1; thence South 5.00 feet; thence South 54 degrees 53' 42" West 231.94 feet to the West line of Lot 9; thence North along the West line of Lot 9, 48.46 feet to the Northwest corner of Lot 9; thence North 65 degrees 43' 12" East 226.88 feet to the point of beginning.

CODE 91 MAP 3909-1AA TL 901

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co
of March A.D., 19 94 at 11:25 o'clock A.M., and duly recorded in Vol. M94
of Deeds on Page 7011 day

FEE \$35.00

Evelyn Biehn County Clerk

By Carline M. Biehn