



WARRANTY DEED

ESCROW NO. 02042155
AFTER RECORDED RETURN TO:
BRUCE E. BRINK
HELEN WOLTER
1643 MANZANITA
KLAMATH FALLS, OR 97601

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

EUGENE BAILIE AND MARGARET BAILIE, TRUSTEES OR THEIR SUCCESSORS
IN TRUST, UNDER THE BAILIE LOVING TRUST DATED FEBRUARY 2, 1990,
hereinafter called GRANTOR(S), convey(s) to BRUCE E. BRINK AND
HELEN WOLTER, not as tenants in common but with full rights of
survivorship, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

The South 38 feet of Lots 624 and 625 Block 128, MILLS ADDITION
TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of
Oregon.

Code 1 Map 3309-330A Tax Lot 1500

"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 THE 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, 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
\$30,000.00.

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 23rd day of August 1994.

Eugene Bailie, Trustee
EUGENE BAILIE, TRUSTEE

Margaret Bailie, Trustee
MARGARET BAILIE, TRUSTEE

Eugene Bailie
EUGENE BAILIE, INDIVIDUALLY

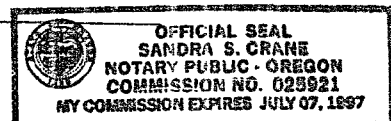
Margaret Bailie
MARGARET BAILIE, INDIVIDUALLY

STATE OF OREGON, County of Klamath)ss.

On this ^{24th} day of August, 1994:

Personally appeared the above named EUGENE BAILIE and MARGARET
BAILIE, BOTH AS TRUSTEES OF THE BAILIE LOVING TRUST DATED
FEBRUARY 21, 1990 AND INDIVIDUALLY and acknowledged the
foregoing instrument to be her voluntary act and deed.

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



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STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of Aspen Title Co the 25th day
of Aug A.D. 1994 at 3:29 o'clock P.M. and duly recorded in Vol. M94
of Deeds on Page 26647

FEE \$35.00

Evelyn Biehn County Clerk
By Debra M. Mulendore