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10-13-94A10:49 RCVD

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TITLE NO. 42248
 ESCROW NO. SP94-E5541
 TAX ACCT. NO. 163940/163959

WARRANTY DEED -- STATUTORY FORM
 (INDIVIDUAL or CORPORATION)

RAYMOND H. FOUNTAIN and DORIS M. FOUNTAIN, Grantor,

conveys and warrants to

R.J. SCROGGINS AND KAREN I. SCROGGINS, TRUSTEES, OR THEIR SUCCESSORS IN TRUST,
 UNDER THE R. J. AND KAREN I. SCROGGINS LIVING TRUST, DATED JULY 16, 1993, AND
 ANY AMENDMENTS THERETO., Grantee,

the following described real property free of encumbrances except as
 specifically set forth herein:

LOTS 11 AND 12, BLOCK 14, TRACT 1042, TWO RIVERS NORTH, IN THE COUNTY OF
 KLAMATH, STATE OF OREGON.

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 30.930.

Encumbrances: Covenants, conditions, restrictions and easements of record
 and 1994/95 taxes, a lien due and payable.
 The true consideration for this conveyance is \$15,500.00 (Here comply with
 the requirements of ORS 93.030*).

Dated this 11th day of October, 19 94; if a corporate grantor,
 it has caused its name to be signed by order of its board of directors.

Raymond H. Fountain
 RAYMOND H. FOUNTAIN

Raymond H. Fountain
 RAYMOND H. FOUNTAIN, TRUSTEE

Doris M. Fountain
 DORIS M. FOUNTAIN

Doris M. Fountain
 DORIS M. FOUNTAIN, TRUSTEE

STATE OF OREGON, County of LANE) ss.

This instrument was acknowledged before me on October 11, 19 94,
 by RAYMOND H. FOUNTAIN and DORIS M. FOUNTAIN, INDIVIDUALLY AND RAYMOND
H. FOUNTAIN AND DORIS M. FOUNTAIN, TRUSTEES

Jessie M. Fountain
 Notary Public for Oregon

My commission expires: July 5, 1997

RAYMOND H. FOUNTAIN
 2475 DUMAS DRIVE
 SPRINGFIELD, OR 97477
 GRANTOR'S NAME AND ADDRESS

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

R.J. SCROGGINS, TRUSTEE
 35129 SE CORTEZ WAY
 ALBANY, OR 97321
 GRANTEE'S NAME AND ADDRESS

After recording return to:
 EVERGREEN LAND TITLE COMPANY OF OREGON

1570 MOHAWK BLVD
 SPRINGFIELD, OR 97477

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Aspen Title Co
 on this 13th day of Oct, A.D. 19 94
 at 10:49 o'clock A.M. and duly recorded
 in Vol. M94 of Deeds Page 31928

Evelyn Biehn County Clerk

By Carlene M. Mischler
 Deputy.

Fee, \$30.00

