

WARRANTY DEED

#03042307
AFTER RECORDING RETURN TO:
SUSAN WAGNER
SUE REID

3725 SHASTA WAY
KLAMATH FALLS, OR 97603

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

KLAMATH RIVER ACRES OF OREGON, LTD hereinafter called
GRANTOR(S), convey(s) to SUSAN WAGNER and SUE REID, 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:

Lot 37, Block 38, SIXTH ADDITION TO KLAMATH RIVER ACRES, in the
County of Klamath, State of Oregon.

Code 95 Map 3907-24D0 TL 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 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
\$18,500.00.

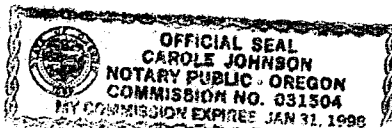
In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 29th day of September, 1994.

KLAMATH RIVER ACRES OF OREGON, LTD

BY: Benjamin Harris
BENJAMIN HARRIS, GENERAL PARTNER

OREGON
STATE OF CALIFORNIA)
County of KLAMATH) ss.



The foregoing instrument was acknowledged before me this 29th
day of September, 1994, by BENJAMIN HARRIS, GENERAL PARTNER.

Before me: Carole Johnson
Notary Public for California
My Commission Expires: 1-31-98

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co
of Oct A.D., 19 94 at 10:30 o'clock AM., and duly recorded in Vol. M94 day
of Deeds on Page 32095

FEE \$30.00

Evelyn Biehn
By Carole Johnson County Clerk