



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01042363

AFTER RECORDING RETURN TO:
JOSE H. BARAJAS and
GRACIELA V. HERNANDEZ
2027 WANTLAND AVENUE
KLAMATH FALLS, OR. 97601

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

RUSSELL A. McELHANEY and DAWN McELHANEY, who acquired title as
Russell A. McElhany and C. Dawn McElhany, husband and wife,
hereinafter called GRANTOR(S), convey(s) to JOSE H. BARAJAS and
GRACIELA V. HERNANDEZ, 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 12 in Block 200 of MILLS SECOND ADDITION TO THE CITY OF
KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-33DB, Tax Lot 13400

J.E.H.
G.V.H.
"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 apperant 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
\$36,000.00.

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 27th day of December, 1994.

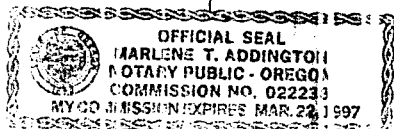
Russell A. McElhany
RUSSELL A. McELHANEY

Dawn McElhany
DAWN McELHANEY

STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me this 30th
day of December, 1994, by RUSSELL A. McELHANEY AND DAWN
McELHANEY.

Before me: *Marlene T. Addington*
Notary Public for Oregon. My Commission Expires: 3-22-97



STATE OF OREGON: COUNTY OF CLATSOP:

Filed for record at request of Aspen Title Co the 4th day
of Jan A.D., 1925 at 10:05 o'clock A. M., and duly recorded in Vol. M95
of Deeds on Page 155

FEE \$35.00

Bernetha G. Letsch - County Clerk
By Douglas Nickerson