



WARRANTY DEED

ASPEN TITLE ESCROW NO. 05042770

AFTER RECORDING RETURN TO:
 ROBERT D. DECKER & DIONNE MCREYNOLDS
 1514 ETNA STREET
 KLAMATH FALLS, OREGON 97603

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

RAYMOND C. MILLER, hereinafter called GRANTOR(S), convey(s) to
 ROBERT D. DECKER AND DIONNE MC REYNOLDS, not as tenants in
 common but with the right of survivorship, hereinafter called
 GRANTEE(S), all that real property situated in the County of
 Klamath, State of Oregon, described as:

All that portion of Lot 13, EMPIRE TRACTS, in the County of Klamath,
 State of Oregon, more particularly described as follows:

Beginning at the Southwest corner of Lot 13 and running thence
 East along the South line of said lot, 72.2 feet to a point
 which is the Northeast corner of Lot 10 of Garden Tracts; thence
 in a Northeasterly direction in a straight line to the
 Southeast corner of Lot 10 of said Empire Tracts; thence West
 along the South line of Lots 10 and 9 of Empire Tracts, 142
 feet; thence South along the West line of said Lot 13, Empire
 Tract 129.3 feet to the place of beginning.

CODE 41 MAP 3809-35CC TAX LOT 4300

DM
RD
 "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,

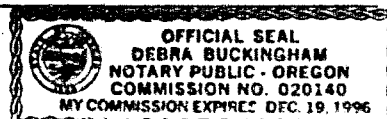
and will warrant and defend the same against all persons who may
 lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
 \$44,400.00.

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 2nd day of February, 1995.

Raymond C. Miller
 RAYMOND C. MILLER



STATE OF OREGON, County of Klamath)ss.

On February 6, 1995, personally appeared the above named
 RAYMOND C. MILLER and acknowledged the foregoing instrument to
 be their voluntary act and deed.

Before me: *Debra Buckingham*
 Notary Public for Oregon
 My Commission Expires: 12-19-96

