



WARRANTY DEED

ASPEN TITLE #01042768
 AFTER RECORDING RETURN TO:
 MARK R. RINEER
 5035 SHASTA WAY
 KLAMATH FALLS, OREGON 97603

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

MARJORIE A. WALTHER hereinafter called GRANTOR(S), convey(s) to
 MARK R. RINEER hereinafter called GRANTEE(S), all that real
 property situated in the County of Klamath, State of Oregon,
 described as:

The West 50 feet of the East 108 Feet of Lot 1, FAIR ACRES
 SUBDIVISION NO. 1 in the County of Klamath, State of Oregon.

CODE 41 MAP 3809-35DC TAX LOT 4800

M.R. "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 \$73,000.00.

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 7th day of March 1995.

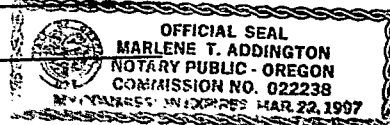
Marjorie A. Walther
 MARJORIE A. WALTHER

STATE OF OREGON, County of Klamath)ss.

On this 7th day of March, 1995,

Personally appeared the above named MARJORIE A. WALTHER and
 acknowledged the foregoing instrument to be her voluntary act
 and deed.

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



STATE OF OREGON: COUNTY OF KLAMATH) ss.

Filed for record at request of Aspen Title & Escrow the 10th day
 of March A.D., 19 95 at 3:36 o'clock P M., and duly recorded in Vol. M95
 of Deeds on Page 5494

FEE \$30.00

By *Bernetha G. Letsch* County Clerk