



WARRANTY DEED

Vol. MS Page 8902

ASPEN TITLE #05043037
AFTER RECORDING RETURN TO:
TIMOTHY E. GUTHRIE
8420 SE YAMHILL
PORTLAND, OREGON 97216

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

LORRAINE VELMA BLEVINS, who took title as LORRAINE VELMA GIBSON,
hereinafter called GRANTOR(S), convey(s) to TIMOTHY E. GUTHRIE,
hereinafter called GRANTEE(S), all that real property situated
in the County of KLAMATH, State of Oregon, described as:

The S1/2 SW1/4 SW1/4, Section 24, Township 35 South, Range 12
East of the Willamette Meridian, in the County of Klamath,
State of Oregon.

RESERVING THEREFROM non-exclusive easements for road and public
utilities over the Westerly 30 feet the Northerly 20 feet and
the Southerly 30 feet.

CODE 8 MAP 3512-2400 TAX LOT 1800

"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, contracts and/or
liens for irrigation and/or drainage,
and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

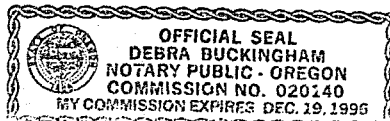
The true and actual consideration for this transfer is
\$20,000.00.

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 20th day of March 1995.

Lorraine Velma Blevins
LORRAINE VELMA BLEVINS

STATE OF OREGON)
County of KLAMATH) ss.



The foregoing instrument was acknowledged before me this 10th
day of April, 1995, by LORRAINE VELMA BLEVINS.

Before me Debora Buckingham
Notary Public for OREGON
My Commission Expires: 12-19-95

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 10th day
of April, A.D., 19 95 at 3:34 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 8902

FEE \$30.00

By Bernetha G. Letsch, County Clerk
[Signature]