



WARRANTY DEED

Vol. M95 Page

ASPEN TITLE #05043054
AFTER RECORDING RETURN TO:
GEORGIA ANNETTE MUELLER
2530 RECLAMATION AVE.
KLAMATH FALLS, OREGON 97601

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

JOHNIE T. COLLINS AND VICKI L. COLLINS, husband and wife
hereinafter called GRANTOR(S), convey(s) to GEORGIA ANNETTE
MUELLER hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

Lot 4, Block 301, DARROW ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

CODE 1 MAP 3809-33DA TAX LOT 7900

"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, 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 \$48,000.00

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 12th day of April 1995.

Johnie T. Collins
JOHNIE T. COLLINS

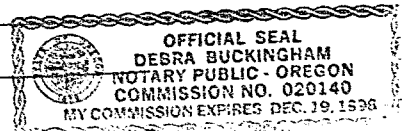
Vicki L. Collins
VICKI L. COLLINS

STATE OF OREGON, County of Klamath)ss.

On this 20th day of April, 1995,

Personally appeared the above named JOHNIE T. COLLINS AND VICKI
L. COLLINS 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



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 24th day
of April A.D., 19 95 at 11:28 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 10299

FEE \$30.00

By Bernetha G. Litsch County Clerk