

WARRANTY DEED

MTC 35632 MK
 STEPHEN KING and CATHY KING, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to
 JOHN S. ROSS and JULIE A. ROSS, husband and wife,
 Grantee(s) and grantee's heirs, successors and assigns the following described
 real property, free of encumbrances except as specifically set forth herein in
 the County of KLAMATH and State of Oregon, to wit:

Lot 3 in Block 1 of TRACT NO. 1018, according to the official plat
 thereof on file in the office of the County Clerk of Klamath County,
 Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if
 any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every
 part and parcel thereof against the lawful claims and demands of all persons
 whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is \$ 17,400.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 4233 B. ARTHUR STREET, KLAMATH FALLS, OR 97603

Dated this 30 day of June, 1995

STEPHEN KING

CATHY KING

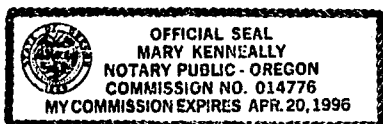
NOTARY ACKNOWLEDGEMENT

STATE OF Oregon

COUNTY OF Klamath

SS. June 30 1995

Personally appeared the above named Stephen King & Cathy King
 and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Mary Kenneally
 Notary Public for Oregon

My commission expires 4/20/96

Return to:

JOHN S. ROSS
 4233 B. ARTHUR STREET
 KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 14th day
 of July A.D., 19 95 at 11:30 o'clock A M., and duly recorded in Vol. M95
 of Deeds on Page 18238

FEE \$30.00

By Bernetha G. Leitch County Clerk