



WARRANTY DEED

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AFTER RECORDING RETURN TO:
CARMEN M. ALTAMIRANO de PENA
JULIAN G. PENA

Moss Adams & Co.
Klamath Falls OR 97601

Aspen Title & Escrow

on this 20th day of July A.D., 19 95
at 11:08 o'clock A M. and duly recorded
in Vol. M95 of Deeds Page 18761

Bernetha G. Letsch County Clerk

By Shirley G. Galt

Deputy.

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

Fee, \$30.00

JIMMIE L. BRANCH AND JUANITA MARIE BRANCH, HUSBAND AND WIFE
hereinafter called GRANTOR(S), convey(s) to CARMEN M. ALTAMIRANO
de PENA AND JULIAN G. PENA, NOT AS TENANTS IN COMMON, BUT WITH
FULL RIGHTS OF SURVIVORSHIP hereinafter called GRANTEE(S), all
that real property situated in the County of KLAMATH, State of
Oregon, described as:

Lot 17, Block 9, STEWART, in the County of Klamath, State of
Oregon.

CODE 211 MAP 3909-7CB TAX LOT 600

"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
\$13,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

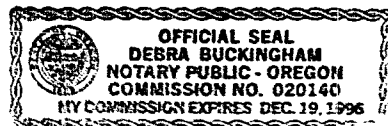
IN WITNESS WHEREOF, the grantor has executed this instrument
this 18TH day of JULY 1995.

Jimmie L. Branch by Bill Jones
JIMMIE L. BRANCH BY BILL JONES HIS
ATTORNEY IN FACT

Juanita Marie Branch by Bill Jones
JUANITA MARIE BRANCH BY BILL JONES
HER ATTORNEY IN FACT

STATE OF OREGON

County of KLAMATH



On 7-19, 1995, BILL JONES AS ATTORNEY IN FACT FOR JIMMIE
L. BRANCH AND JUANITA MARIE BRANCH, personally appeared before
me,

Y who is personally known to me
Y whose identity I proved on the basis of CD
Y whose identity I proved on the oath/affirmation of

to be the signer of the above document, and he/she acknowledged
that he/she signed it.

Debra Buckingham
Notary Public for OREGON
My Commission Expires: 12-19-96

07-20-95A11:08 RCVD