

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

MILES M. HARTWELL and MARTHA L. HARTWELL, Grantor,

conveys and warrants to

CLAUDIA HARDWICK and MARY E. SHAW, Grantee,

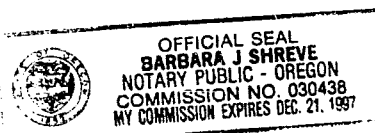
the following described real property free of encumbrances except as specifically set forth herein:

Lot 7, Block 5, CRES-DEL ACRES, SECOND ADDITION, situated in the NW 1/4 of Section 7, Township 24 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

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.

Encumbrances: Covenants, conditions, restrictions and easements of record

The true consideration for this conveyance is \$120,000.00 (Here comply with the requirements of ORS 93.030*).

Dated this 25th day of July, 19 95.
Miles M. Hartwell
MILES M. HARTWELL

Martina L. Hartwell
MARTHA L. HARTWELL
STATE OF OREGON, County of Here) ss.This instrument was acknowledged before me on July 25, 19 95, by MILES M. HARTWELL and MARTHA L. HARTWELL.
Barbara J. Shreve
Notary Public for Oregon
My commission expires: 12-21-97
MILES M. HARTWELL
P.O. BOX 34
CRESCENT LAKE, OR 97425
GRANTOR'S NAME AND ADDRESS

Until a change is requested
all tax statements shall be
sent to the following address:
*** SAME AS GRANTEE ***

CLAUDIA HARDWICK
36299 HWY 58
PLEASANT HILL, OR 97455
GRANTEE'S NAME AND ADDRESS

After recording return to:
AMERICAN TITLE GROUP, INC.
1140 WILLAGILLESPIE, SUITE 15
EUGENE, OR 97401

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co the 27th day
of July, A.D., 19 95 at 3:45 o'clock P. M., and duly recorded in Vol. M95,
of Deeds on Page 19665.

FEE \$30.00

Bernetha G. Letsch, County Clerk
By Annette Mueller