



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01043528

AFTER RECORDING RETURN TO:
ROBERT MATTHEW KEMPER
BRIGITTE ELVIRA KEMPER
2200 LAKESHORE DRIVE
KLAMATH FALLS, OR 97601

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

JAMES L. LAWSON, hereinafter called GRANTOR(S), convey(s) to
ROBERT MATTHEW KEMPER and BRIGITTE ELVIRA KEMPER, husband and
wife, hereinafter called GRANTEE(S), all that real property
situated in the County of Klamath, State of Oregon, described
as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN.....

"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
\$143,000.00.

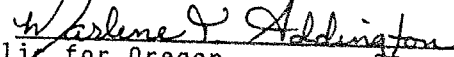
In construing this deed and where the context so requires, the
singular includes the plural.

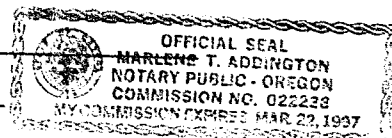
IN WITNESS WHEREOF, the grantor has executed this instrument
this 9th day of August, 1995.


JAMES L. LAWSON

STATE OF OREGON, County of Klamath)ss.

On August 16, 1995, personally appeared the above named JAMES
L. LAWSON and acknowledged the foregoing instrument to be his
voluntary act and deed.

Before me: 
Notary Public for Oregon
My Commission Expires: 3-22-97



The following described real property in Klamath County, Oregon:

Beginning at an iron pin which lies on the Section line common to Sections 23 and 26, Township 38 South, Range 8 East of the Willamette Meridian, which iron pin also lies on the Northeasterly right of way line of Secondary Highway No. 421, 30 feet at right angles from the centerline thereof; thence North 44 degrees 21' West, along the Northeasterly right of way line of said State Highway 80.8 feet to a point; thence North 38 degrees 30' East to a point on the West bank of Upper Klamath Lake; thence Southerly along the West bank of Upper Klamath Lake to a point which is North 38 degrees 40' East from the point of beginning; thence South 38 degrees 40' West to the point of beginning, said tract lying in Lots 4 and 5 of Section 23, Township 38 South, Range 8 East of the Willamette Meridian.

CODE 190 MAP 3808-23DC TL 1500

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 17th day
of August A.D., 19 95 at 10:13 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 21867.

FEE \$35.00

Bernetha G. Letsch, County Clerk
By Annette Mueller