



WARRANTY DEED

#03043470

AFTER RECORDING RETURN TO:
DONALD E. OTTMAN
CYNTHIA A. OTTMAN
650 COLT DRIVE
RENO, NV 89506

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

GEORGE A. PONDELLA, JR. and DONALD E. BAILEY, hereinafter called
GRANTOR(S), convey(s) to DONALD E. OTTMAN and CYNTHIA A.
OTTMAN, 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,

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
\$16,500.00.

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

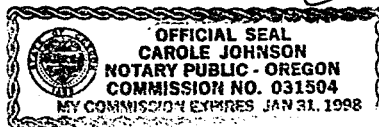
IN WITNESS WHEREOF, the grantor has executed this instrument
this 28th day of July, 1995.

George A. Pondella Jr.
GEORGE A. PONDELLA, JR.

Donald E. Bailey
DONALD E. BAILEY

STATE OF OREGON

County of Klamath



On August 1, 1995, GEORGE E. PONDELLA, JR. and DONALD E.
BAILEY personally appeared before me,

X who is personally known to me

_____ whose identity I proved on the basis of _____

_____ whose identity I proved on the oath/affirmation of
_____, a credible witness

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

Carol Johnson
Notary Public for Oregon
My Commission Expires: 1-31-98

EXHIBIT "A"

A tract of land lying Northwesterly of the centerline of the Yonna Woods Access Road in the SE 1/4 NW 1/4 of Section 32, Township 37 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the NW 1/16 corner of said Section 32; thence North 89 degrees 36' 27" East, along the North line of said SE 1/4 NW 1/4, 1010.58 feet to a point of the centerline of said Yonna Woods Access Road; thence following said centerline along the arc of a curve to the left (radius point bears South 27 degrees 27' 14" East 467.50 feet and central angle equals 10 degrees 28' 10") 85.43 feet, South 52 degrees 04' 36" West 220.15 feet, along the arc of the curve to the left (radius equals 1594.72 feet and central angle equals 08 degrees 06' 28") 225.66 South 43 degrees 58' 08" West 131.62 feet, along the arc of a curve to the left (radius equals 2506.51 feet and central angle equals 03 degrees 14' 11") 141.58 feet, South 40 degrees 43' 57" West 400.70 feet, along the arc of a curve to the left (radius equals 1220.61 feet and central angle equals 04 degrees 38' 13") 98.78 feet and South 36 degrees 05' 44" West 129.90 feet to a point on the West line of said SE 1/4 NW 1/4; thence North 00 degrees 38' 41" West 1010.65 feet to the point of beginning, with bearings based on Recorded Survey No. 3773, also shown as Parcel 1 of Minor Land Partition No. 1-87.

CODE 36 MAP 3711-3200 TL 501

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 1st day
of Sept A.D., 19 95 at 11:28 o'clock A M., and duly recorded in Vol. M95,
of Deeds on Page 23718.

FEE \$35.00

By Bernetha G. Ketsch County Clerk