



WARRANTY DEED

#03043668

AFTER RECORDING RETURN TO:

TIMOTHY EDWARD GRIMES
THERESE BOURDEAU-GRIMES1831 EARLE ST.
KLAMATH FALLS, OR 97601UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEWILLIAM E. MATTHEWS and ROBERT MATTHEWS, TRUSTEES OF THE GEORGE
ELLIS MATTHEWS TRUST UNDER TRUST AGREEMENT DATED FEBRUARY 6,
1992, , hereinafter called GRANTOR(S), convey(s) to TIMOTHY
EDWARD GRIMES and THERESE BOURDEAU-GRIMES, husband and wife
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:Lot 6, Block 26, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH
FALLS, in the County of Klamath, State of Oregon.

Code 1 Map 3809-28DB TL 6400

7/2/95
10/5/95

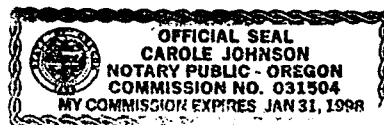
"THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND
REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE
PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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
\$42,000.00.

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 5th day of September, 1995.

THE GEORGE ELLIS MATTHEWS TRUST

BY: William E. Matthews
WILLIAM E. MATTHEWS, TRUSTEEBY: Robert Matthews
ROBERT MATTHEWS, TRUSTEESTATE OF OREGON)
County of Klamath) ss.

The foregoing instrument was acknowledged before me this 9th day
of September, 1995, by WILLIAM E. MATTHEWS and ROBERT MATTHEWS,
AS TRUSTEES OF THE GEORGE ELLIS MATTHEWS TRUST DATED FEBRUARY
6, 1992.

Before me: Carol Johnson
Notary Public for Oregon
My Commission Expires: January 31, 1998

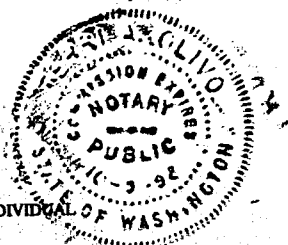
STATE OF WASHINGTON, }

ss.

County of King

I hereby certify that I know or have satisfactory evidence that ROBERT MATTHEWSis the person who appeared before me, and said person acknowledged that (he) signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 12, 1995



Terri A. Olivo

Printed Name

Notary Public in and for the State of Washington,
residing at Bremerton

My appointment expires October 9, 1998

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 13th day
 of Sept. A.D., 19 95 at 3:02 o'clock P. M., and duly recorded in Vol. M95
 of Deeds on Page 24821

FEE \$35.00

 Bernetha G. Leisch, County Clerk
 By Annette Mueller