



WARRANTY DEED

#03043690

AFTER RECORDING RETURN TO:

JOSEPH W. DENT
DONNA J. DENT
7519 N. BANK ROAD
ROSEBURG, OR 97470

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

DON L. HILTON and GARNET A. HILTON, hereinafter called
GRANTOR(S), convey(s) to JOSEPH W. DENT and DONNA J. DENT,
husband and wife, hereinafter called GRANTEE(S), all that real
property situated in the County of Klamath, State of Oregon,
described as:

The N 1/2 SE 1/4 of Section 3, Township 38 South, Range 15 East
of the Willamette Meridian, in the County of Klamath, State of
Oregon.

CODE 8 MAP 3815 TL 200

"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
\$27,000.00.

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 15th day of September, 1995.

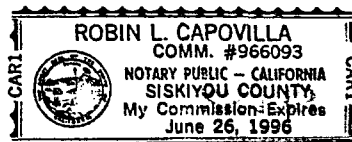
X Don L. Hilton
DON L. HILTON

X Garnet A. Hilton
GARNET A. HILTON

STATE OF CALIFORNIA)
) ss.
COUNTY OF SISKIYOU)

On September 18, 1995 before me, Robin L. Capovilla
notary public, personally appeared Don L. Hilton
and Garnet A. Hilton personally known to me (or proved to me on
the basis of satisfactory evidence) to be the person(s) whose
name(s) is/are subscribed to the within instrument and
acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by
his/her/their signature(s) on the instrument the person(s) or
the entity upon behalf of which the person(s) acted, executed
the instrument.
WITNESS my hand and official seal.

Signature Robin L. Capovilla
My commission expires: 6/26/96



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