



WARRANTY DEED

#01043717

AFTER RECORDING RETURN TO:

DEBRA K. BUCKINGHAM
1170 EAGLE COURT
KLAMATH FALLS, OR 97601

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

ERVLE O. BIVENS and CORAZON E. BIVENS, husband and wife,
hereinafter called GRANTOR(S), convey(s) to DEBRA K. BUCKINGHAM,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 13, Block 6, FIRST ADDITION TO LYNNEWOOD, TRACT NO. 1140, in
the County of Klamath, State of Oregon.

Code 1 Map 3808-25DC TL 2900

PB
"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
\$118,250.00.

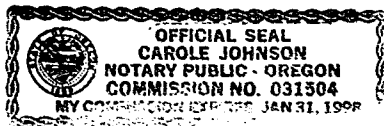
In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 29th day of September, 1995.

Erville O. Bivens
ERVLE O. BIVENS

Corazon E. Bivens
CORAZON E. BIVENS

STATE OF OREGON)
) ss.
County of Klamath)



The foregoing instrument was acknowledged before me this 29th
day of September, 1995, by ERVLE O. BIVENS and CORAZON E.
BIVENS.

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

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 29th day
of Sept A.D., 19 95 at 3:51 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 26558

FEE \$30.00

By Bernetha G. Letson County Clerk
Spittle Huley