



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01043899
AFTER RECORDING RETURN TO:

Mr. and Mrs. Paul C. Berrang
5281 Orpine Court
Klamath Falls, OR. 97603

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

RONALD L. COCHRAN, JR. and LESLIE A. COCHRAN, husband and wife,
hereinafter called GRANTOR(S), convey(s) to PAUL C. BERRANG and
DEBORAH A. BERRANG, husband and wife, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

Lot 16 in Block 3, Tract No. 1035, GATEWOOD, in the County of
Klamath, State of Oregon.

Code 63, Map 3909-14AC, Tax Lot 2400

CCS
BAP
"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
\$108,900.00.

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 18th day of October, 1995.

Ronald L. Cochran, Jr.

RONALD L. COCHRAN, JR.

Leslie A. Cochran

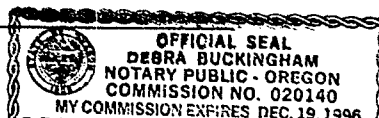
LESLIE A. COCHRAN

STATE OF OREGON, County of Klamath)ss.

On this 18th day of October, 1995, personally appeared the
above-named RONALD L. COCHRAN, JR. and LESLIE A. COCHRAN, and
acknowledged the foregoing instrument to be their voluntary act
and deed.

Before me: Debra Buckingham
Notary Public for Oregon
My Commission Expires: March 22, 1997

12-19-96



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 19th day
of October A.D., 19 95 at 3:56 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 28600.

FEE \$30.00

By Bernetha G. Letsch, County Clerk
Annette Mueller