

WARRANTY DEED

MTC 36063 MS

JAMES G. CLARK and PATRICIA M. CLARK, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey
STEPHEN SCHUYLER and JO ANNE SCHUYLER, husband and wife,
Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is \$ 16,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1458 CALLE QUARTA, LOMPOC, CA 93436

Dated this 8th day of November, 1995.

James G. Clark
JAMES G. CLARK

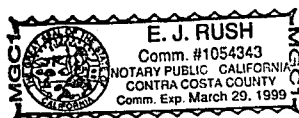
Patricia M. Clark
PATRICIA M. CLARK

NOTARY ACKNOWLEDGEMENT

STATE OF California ss. November 8th 19 95
COUNTY OF Contra Costa

Personally appeared the above named JAMES G. CLARK & PATRICIA M. CLARK

and acknowledged the foregoing instrument to be THEIR voluntary act.



(seal)

Before me:

E. J. Rush
E. J. RUSH
Notary Public for CALIFORNIA

My commission expires 03/29/99

Return to:

STEPHEN SCHUYLER
1458 CALLE QUARTA
LOMPOC, CA 93436

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in vacated Blocks 27 and 31 and vacated Chapman Street and Second Street of WORDEN, being in the W1/2 SW1/4 of Section 34 and the E1/2 SE1/4 of Section 33, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows.

Beginning at the Northerly corner of said Block 27; thence South 57 degrees 37' 23" East, along the Northerly line of said Blocks 27 and 31, 507.00 feet; thence South 32 degrees 21' 47" West 429.50 feet to a point on the center line of vacated Chapman Street, 507.00 feet; thence North 32 degrees 21' 47" East, along the Southerly line of Third Street, 429.96 feet to the point of beginning, with bearings and reference based on the survey of "Property Line Adjustment 15-95", record of Survey No. 5771.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 13th day
of November A.D., 19 95 at 3:57 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 30954.

By Bernetha G. Letsch, County Clerk
Annette Mueller

FEE \$35.00