



KLAMATH COUNTY TITLE COMPANY

K-48577-G STATUTORY WARRANTY DEED (Individual or Corporation)

Alan J. Prescott

conveys and warrants to Raymond J. Russ and Jo Anne Wallenhorst-Russ . Grantor.
husband and wife . Grantee.
 the following described real property in the County of Klamath and State of Oregon.

PARCEL 1:

The N $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the West 435 feet of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section.

PARCEL 2:

A portion of the S $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point that is 647.40 feet East of the Southwest corner of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon; thence East (along the 1/16 line) approx. 1992.6 feet to the section line common to Section 36 and Section 6; thence South approx. 200 feet to the northerly right of way line of Paygr Way (County Road 1113); thence Westerly along the Northerly right of way line of Paygr Way (County Road 1113) to a point that is 65 feet South of the point of beginning; thence North 65 feet to the point of beginning.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 100,000.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 1st day of December 19 95 . If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Alan J. Prescott

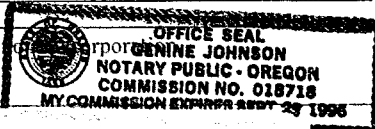
CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me
 this 1st day of December 19 95
 by Alan J. Prescott

STATE OF OREGON, County of _____)ss.

The foregoing instrument was acknowledged before me
 this _____ day of _____ 19 _____
 by _____ and
 by _____
 of _____
 a corporation, on behalf of _____



Notary Public for Oregon

My commission expires: September 28, 1996

After recording return to:

Raymond & Joanne Russ
17823 County Rd 85B
Esparto, CA 95627

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Raymond & Joanne Russ
17823 County Rd 85B,
Esparto, CA 95627

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

Klamath County Title Company

on this 4th day of December A.D., 19 95
 at 10:39 o'clock A M. and duly recorded
 in Vol. M95 of Deeds Page 33018

Bernetha G. Letsch County Clerk

By Annette Mueller

Deputy.

Fee, \$30.00

12-04-95A10:39 RCVD