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WARRANTY DEED

ASPEN TITLE #05043971

AFTER RECORDING RETURN TO: JOHN & JOSEPHINE HECK 1570 WILLOW PASS RD., #29 PITTSBURG, CALIFORNIA 94565

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

FRED F. COOPER AND MARTHA L. COOPER hereinafter called GRANTOR(S), convey(s) to JOHN HECK AND JOSEPHINE HECK, HUSBAND AND WIFE hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 21, Block 6, SPRAGUE RIVER VALLEY ACRES, in the County of Klamath, State of Oregon.

CODE 221 MAP 3512-35CO TAX LOT 1000

"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, contracts and/or liens for irrigation and/or drainage, 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 \$3.500.00.

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

IN WITNESS WHEREOF, the grantor the grantor the grantor that 21st day of NOVEMBER 1995.	has executed this instrument
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FRED F. COOPER	MARTHA L. COOPER
CTATE OF CALLEDENIA	

STATE OF CALIFORNIA County of Units
On Necestry 8, 1995, FRED COOPER AND MARTHA COOPER personally
appeared before me, who is personally known to me whose identity I proved on the basis of Antidectory Euclence whose identity I proved on the oath/affirmation of whose identity I proved on the oath/affirmation of
to be the signers of the above document, and he/she acknowledged that he/she signed it.
Margaret Culaly Notary Public for CALIFORNIA MARGARETC WALZ

Notary Public for CALIFORNIA

My Commission Expires: 3-K-97

My Commission Expires: 10-K-97

My Comm. Expires MAR 15, 1997

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WARRANTY DEED

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of	for record at request Dec	A.D., 19 <u>95</u>	at 3:42	o'clock	P M., and duly re	ecorded in Vol. M95
		of	Deeds	or	Page 35135	Letsch, County Clerk
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