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UTC 36701 NF
 ROBERT MICHAEL HANSON and PEGGY M. HANSON,
 Grantor(s) hereby grant, bargain, sell and convey to
 CHRISTOPHER M. HANSON,
 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:

A portion of Lots 4 and 5, Block 7 FIRST ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the most Southerly corner of Lot 5, Block 7, FIRST ADDITION to the City of Klamath Falls, Oregon; thence Northwesterly along the Northeasterly line of 7th Street, 50 feet; thence Northeasterly at right angles to 7th Street, 70 feet; thence Southeasterly parallel with 7th Street, 50 feet; thence Southwesterly at right angles to 7th Street, 70 feet to the place of beginning.

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 \$ 34,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1025 NORTH SEVENTH STREET, KLAMATH FALLS, OR 97601

Dated this 8th day of Jan, 1996

Robert Michael Hanson
 ROBERT MICHAEL HANSON

Peggy M. Hanson
 PEGGY M. HANSON

NOTARY ACKNOWLEDGEMENT

STATE OF OREGON SS. January 8 19 96
 COUNTY OF Jackson

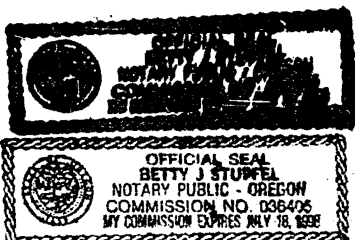
Personally appeared the above named Robert Michael Hanson
and Peggy M. Hanson

and acknowledged the foregoing instrument to be their voluntary act.

Before me:

Betty J. Stupfel
 Notary Public for State of OREGON
 My commission expires July 18, 1998

(seal)



Return to:
 CHRISTOPHER M. HANSON
 1025 NORTH SEVENTH STREET
 KLAMATH FALLS, OR 97601

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WARRANTY DEED Vol. 1111 Page 1

MOUNTAIN TITLE CO.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 12th day
 of Jan A.D., 19 96 at 3:55 o'clock P M., and duly recorded in Vol. M96
 of Deeds on Page 1099

FEE \$35.00

Bernetha G. Letsch, County Clerk
Bernetha G. Letsch

