

UTC 37289 HF

WARRANTY DEED

EVELYN A. BRAIN,

Grantor(s) hereby grant, bargain, sell and convey to
 GREGORY WILSON and PAMELA SUE WILSON, 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:

Lot 37, Block 31 of FOURTH ADDITION TO NIMROD RIVER PARK, according to
 the official plat thereof on file in the office of the County Clerk of
 Klamath County, Oregon.

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 \$ 5,650.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 28400 Sprague River Dr. CHILOQUIN, OR 97624

Dated this 28 day of February, 1996.

Evelyn A Brain
 EVELYN A. BRAIN

NOTARY ACKNOWLEDGEMENT

STATE OF Nevada
 COUNTY OF Nye SS. February 28th, 19 96
 Personally appeared the above named Evelyn A Brain

and acknowledged the foregoing instrument to be her voluntary act.

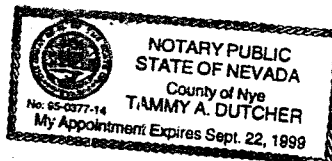
Before me:

Jimmy A Dutcher
 Notary Public for NY county of Nye
 My commission expires 9-22-99

(seal)

Return to:

GREGORY WILSON
 28400 Sprague River Dr
 Chilodquin OR 97624



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 6th day
 of March A.D., 19 96 at 3:28 o'clock P M., and duly recorded in Vol. M96
 of Deeds on Page 6190

FEE \$30.00

Bernetha G. Letsch, County Clerk
 By Jimmy A Dutcher