



WARRANTY DEED

#01044637

AFTER RECORDING RETURN TO:

THOMAS W. MC GOWAN
 BARBARA L. MC GOWAN
711 PINE GROVE RD
KLAMATH FALLS OR 97605

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

BETTY J. HIGH, hereinafter called GRANTOR(S), convey(s) to
 THOMAS W. MC GOWAN and BARBARA L. MC GOWAN, husband and wife,
 hereinafter called GRANTEE(S), all that real property situated
 in the County of Klamath, State of Oregon, described as:

Lot 28, KENNICOTT COUNTRY ESTATES, in the County of Klamath,
 State of Oregon.

Code 41 Map 3909-12BC Tax Lot 7500

"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
 \$42,000.00.

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

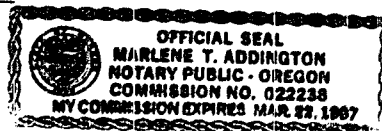
IN WITNESS WHEREOF, the grantor has executed this instrument
 this 2nd day of May, 1996.

Betty J. High
 BETTY J. HIGH

STATE OF OREGON, County of Klamath)ss.

On May 3, 1996, BETTY J. HIGH personally appeared before me
 and acknowledged the foregoing to be her voluntary act and deed.

Marlene T. Addington
 Notary Public for Oregon
 My Commission Expires: March 22, 1997



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 3rd day
 of May A.D., 19 96 at 3:57 o'clock PM., and duly recorded in Vol. M96
 of Deeds on Page 12790

FEE \$30.00

By Bernetha G. Letsch County Clerk