

PATRICK L. ANDERSCH,

Grantor(s) hereby grant, bargain, sell and convey to:

STEPHEN R. COE and SHERYL M. COE, as tenants by the entirety,

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 3, Block 1, TRACT 1263 QUAIL RIDGE, 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 \$ 37,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 719 HILLSIDE AVE., KLAMATH FALLS, OR 97601

Dated this 28th day of August, 19 96

PATRICK L. ANDERSCH

NOTARY ACKNOWLEDGEMENT

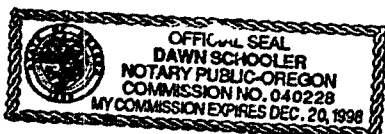
STATE OF Oregon

SS.

August19 96COUNTY OF Klamath

Personally appeared the above named Patrick L. Andersch

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Dawn Schooler

Notary Public for OregonMy commission expires 12/20/98

ESCROW NO. MT39238-DS

Return to:

STEPHEN R. COE

719 HILLSIDE AVE.

KLAMATH FALLS, OR 97601

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Amerititle

on this 29th day of August A.D., 19 96
at 11:48 o'clock A M. and duly recorded
in Vol. M96 of Deeds Page 26737.

Bernetha G. Letsch County Clerk

By Bernetha Letsch

Deputy.

Fee, \$30.00

96 AUG 29 AM 1:48