

WARRANTY DEED

ASPEN TITLE ESCROW NO. 05045183
AFTER RECORDING RETURN TO:

MR. AND MRS. DONALD D. COLLINS
14011 RAVENWOOD DRIVE
KLAMATH FALLS, OR 97601

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

VERNON E. COLLINS AND JEWEL M. COLLINS, TRUSTEES OF THE LIVING
TRUST DATED 10/18/91, hereinafter called GRANTOR(S), convey(s)
to DONALD D. COLLINS AND KATIE COLLINS, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 14, Block 4, Tract 1046, ROUND LAKE ESTATES, in the County
of Klamath, State of Oregon.

CODE 21 MAP 3908-7DA TAX LOT 5500

"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,

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
\$50,000.00.

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 23rd day of August, 1996.

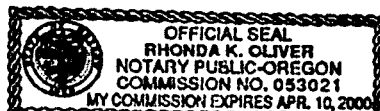
Vernon E. Collins, Trustee
VERNON E. COLLINS, TRUSTEE

Jewel M. Collins, Trustee
JEWEL M. COLLINS, TRUSTEE

STATE OF OREGON)
) ss.
County of Klamath)

The foregoing instrument was acknowledged before me this 28
day of August, 1996, by VERNON E. COLLINS AND JEWEL M. COLLINS.

Before me: Rhonda K. Oliver
Notary Public for Oregon
My Commission Expires: April 10, 2000



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title the 30th day
of Aug A.D. 19 96 at 3:45 o'clock P M., and duly recorded in Vol. M96
of Deeds on Page 27192

FEE \$30.00

Bernetha G. Letsch County Clerk
By Kathleen Ross