

WARRANTY DEED

MTC39317LW

WILLIAMSON RIVER ASSOCIATES, A LIMITED PARTNERSHIP, FRED W. KOEHLER, JR. A
GENERAL PARTNER,

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

JEANIE M. MAKOWSKI,

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:

That portion of NE1/4 lying East of Highway No. 97 in Section 21,
Township 34 South, Range 7 East of the Willamette Meridian, Klamath
County, Oregon. SAVING AND EXCEPTING THEREFROM that portion conveyed to
the State of Oregon by and through its Department of Transportation,
Highway Division in Warranty Deed recorded July 11, 1990 in Volume M90,
page 13707, Microfilm Records 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 \$ 25,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 1027 Cherokee Road, Cherokee, CA 95965

Dated this 30 day of September 1996.

WILLIAMSON RIVER ASSOCIATES

BY Fred W. Koehler, Jr.
FRED W. KOEHLER, JR.

GENERAL PARTNER

NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

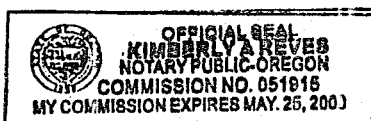
ss. September 30 19 96

COUNTY OF KLAMATH

Personally appeared the above named FRED W. KOEHLER, JR. AS

GENERAL PARTNER FOR WILLIAMSON RIVER ASSOCIATES

and acknowledged the foregoing instrument to be HIS voluntary act.



Before me:

Kimberly A. Reeves

Notary Public for Oregon

My commission expires 5/25/2003

(seal)

STATE OF OREGON,
County of Klamath ss.

ESCROW NO. MT39317-LW

Filed for record at request of:

Return to:

JEANIE M. MAKOWSKI
1027 CHEROKEE RD.
CHEROKEE, CA 95965

Amerititle

on this 7th day of October A.D. 1996
at 3:53 o'clock P. M. and duly recorded
in Vol. M96 of Deeds Page 31817

Bernetha G. Letsch County Clerk

By Ruthen Ross

Deputy.

Fee, \$30.00