



WARRANTY DEED

ASPEN TITLE ESCROW NO. 05045761
AFTER RECORDING RETURN TO:

KRISTIAN M. HILL, ET AL
948 PROSPECT STREET
KLAMATH FALLS, OR 97601

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

DUANE R. ANDERSON AND LINDA S. ANDERSON, hereinafter called
GRANTOR(S), convey(s) to KRISTIAN M. HILL AND LACEY K. COOK, as
Tenants by the Entirety, with Full Rights of Survivorship,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
HEREIN

KL
JC
"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
\$27,000.00.

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 24th day of January, 1997.

Duane R. Anderson
DUANE R. ANDERSON

Linda S. Anderson
LINDA S. ANDERSON

STATE OF OREGON)
County of Klamath) ss.

The foregoing instrument was acknowledged before me this 24th
day of January, 1997, by Duane R. Anderson and Linda S.
Anderson.

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

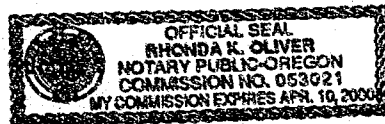


EXHIBIT "A"

The Northeasterly 35 feet of Lot I of Block A of the Supplementary Plat of Blocks 66 and 70 on the Supplementary Plat of Nichols Addition to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the North corner of said Lot I, which is at the intersection of Prospect Street and the United States Irrigation Canal property; thence Southeasterly along the Northeast line of said I, a distance of 83.73 feet to the East corner of Lot I; thence Southwesterly along the Southwest line of Lot I, a distance of 35 feet; thence Northwesterly and parallel to the Northeast line of said Lot I to the West line of Lot I on Prospect Street; thence North along Prospect Street to the point of beginning.

ALSO Beginning at the North corner of Lot J in Block A of Nichols Addition to the City of Klamath Falls, Oregon; thence Southeasterly along the Southwesterly line of 10th Street, a distance of 5 feet; thence Southwesterly parallel with the Northwesterly line of said Lot J 35 feet; thence Northwesterly parallel with the Southwesterly line of 10th Street 5 feet to the Northwesterly line of said Lot J; thence Northeasterly along the Northwesterly line of said Lot j, 35 feet to the point of beginning.

CODE 1 MAP 3809-29DC TL 9800

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 28th day
of January A.D. 19 97 at 3:21 o'clock P.M., and duly recorded in Vol. M97
of Deeds on Page 2530

Bernetha G. Letsch, County Clerk

FEE \$35.00

by

Kathleen R. Razz