

'97 SEP 12 AM 12:20



WARRANTY DEED

ATC NO 04046560
 AFTER RECORDING RETURN TO:
 WALTER G. COBURN
 140 S. CARROLL
 KLAMATH FALLS, OR 97601

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

KIMBER J. PATSCHECK, hereinafter called GRANTOR(S), convey(s) to
 WALTER G. COBURN, 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

"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."

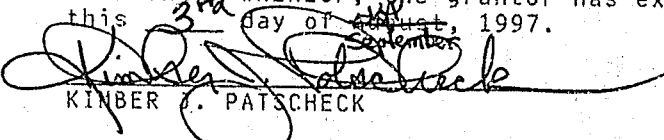
and covenant(s) that grantor is the owner of the above described
 property free of all encumbrances except covenants, conditions,
 restrictions, reservations, rights, rights of way and easements
 of record, if any, and apparent upon the land, contracts and/or
 liens for irrigation and/or drainage,

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 TO CLEAR
 TITLE.

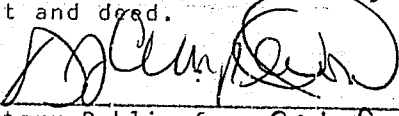
In construing this deed and where the context so requires, the
 singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
 this 3rd day of September, 1997.


 KIMBER J. PATSCHECK

STATE OF California County of Orange ss.

On Sept. 3, 1997, personally appeared KIMBER J. PATSCHECK
 who acknowledged the foregoing instrument to be their voluntary
 act and deed.


 Notary Public for Calif. Orange Co.
 My Commission Expires: 7-15-01

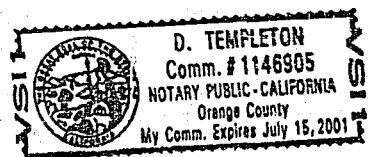


EXHIBIT "A"

The E 1/2 of the SE 1/4 of Government Lot 4, Section 18, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

ALSO described as the E 1/2 SE 1/4 SW 1/4 SW 1/4, Section 18, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

The E 1/2 NE 1/4 of Government Lot 4 and the E 1/2 SE 1/4 of Government Lot 3, Section 18, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

ALSO described as the E 1/2 of the SE 1/4 of the NW 1/4 of the SW 1/4 and the E 1/2 of the NE 1/4 of the SW 1/4 of the SW 1/4 of Section 18, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM the Northerly 3 acres of the E 1/2 of the SE 1/4 of Government Lot 3, Section 18, Township 35 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

CODE 8 MAP 3513-1800 TL 1800

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 12th day
of Sept. A.D., 19 97 at 10:20 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 29929.

FEE \$35.00

By Bernetha G. Lersch County Clerk
Kathleen Rosa