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WARRANTY DEED

ASPEN TITLE ESCROW NO. 01047528

AFTER RECORDING RETURN TO:

Mr. and Mrs. Charles W. Mowdy

3445 Bristol Ave
Klamath Falls, Or 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

GROVER CARL TODD, also known as GROVER CARL TODD, SR.,
hereinafter called GRANTOR(S), convey(s) and warrants to
CHARLES W. MOWDY and ROBERTA MARIE MOWDY, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 16 in Block 8 of ALTAMONT ACRES, in the County of Klamath,
State of Oregon.

Code 41, Map 3909-10AC, Tax Lot 600

"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
\$51,000.00.

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

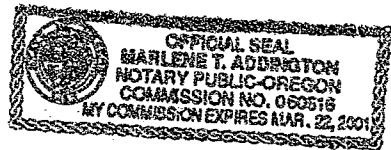
IN WITNESS WHEREOF, the grantor has executed this instrument
this 3th day of April, 1998.

Grover Carl Todd Sr. by Mary Carlene Todd
GROVER CARL TODD, SR. by Mary
Carlene Todd, his attorney in fact

STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me this 14th
day of April, 1998, by Mary Carlene Todd as Attorney in Fact for
Grover Carl Todd, Sr.

Before me: Warlene L. Addington
Notary Public for Oregon
My Commission Expires: March 22, 2001



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 15th day
of April A.D., 19 98 at 11:16 o'clock A. M., and duly recorded in Vol. M98,
of Deeds on Page 12330.

FEE \$30.00

By Bernetha G. Letsch County Clerk
Kathleen Rose