

WARRANTY DEED
MTC 30595-HF

KELLY J. MARVAL

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MITCHELL E. BELL and LEANN R. BELL, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 10 in Block 2 of CASA MANANA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances.

lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as the date of this deed and that 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$

~~The true and actual consideration paid for this transfer was \$0.00.~~

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 29 day of August, 19 93; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON.

County of Klamath ss.
Klamath 24th 1993

Kelly J. Marval
KELLY J. MARVAL

Personally appeared the above named _____
KELLY J. MARVAL

_____ and acknowledged the foregoing instrument
to be his voluntary act and deed.

Before me:

Alex M. Turk
Notary Public for Oregon
My commission expires:

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this _____, 19____, by _____, _____ president, and by _____ secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon _____
My commission expires: _____ (SEAL)



~~KELLY J. MARVAL~~

6756 E EVANS CR RD
Rogue River OR 97537

MITCHELL E. BELL and LEANN R. BELL
5717 ALVA AVENUE
KLAMATH FALLS, OR 97603

GRANTEE'S NAME AND ADDRESS

MITCHELL E. BELL and LEANN R. BELL
5717 ALVA AVENUE
KLAMATH FALLS, OR 97603

NAME ADDRESS ZIP

Until a change is requested all tax statements shall be sent to the following address:

MITCHELL E. BELL and LEANN R. BELL
5717 ALVA AVENUE
KLAMATH FALLS, OR 97603

| NAME | ADDRESS | ZIP |
|------|---------|-----|
| ... | ... | ... |

STATE OF OREGON.

County of Klamath

I certify that the within instrument was received for record on the 31 day of Aug, 1993, at 11:39 o'clock A. M., and recorded in book M93 on page 22032 or as file/reel number 67191,
Record of Deeds of said county.

Witness my hand and seal of County
affixed.

Evelyn Biehn Clerk

Recording Officer
By Deborah Mulindore Deputy

MOUNTAIN TITLE COMPANY