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MTC 47386-PS  
WARRANTY DEED Vol. M99 Page 8917

JAMES M. KINTZ and KATHLEEN KINTZ,

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

B. THOMAS BELL and LINDA BELL, husband and wife,

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:

Lot 23 in Block 1 of SPRAGUE RIVER VILLAGE, according to the official plat thereof on file in the office of the County Clerk 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 \$ 3,600.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: PO BOX 317, SPRAGUE RIVER, OR 97639

Dated this February day of 26, 1999

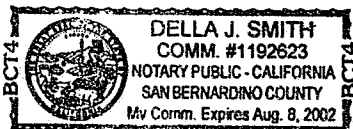
James M Kintz  
JAMES M. KINTZ

Kathleen Kintz  
KATHLEEN KINTZ

STATE OF CALIFORNIASS. February 26 19 99COUNTY OF San Bernardino

Personally appeared the above named JAMES M. KINTZ AND KATHLEEN KINTZ

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me: Della J. Smith Notary Public  
Della J. Smith  
Notary Public for CALIFORNIA  
My commission expires Aug-8-2002

ESCROW NO. MT47386-PS

Return to:

B. THOMAS BELL  
PO BOX 317  
SPRAGUE RIVER, OR 97639

STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

the 15th day of March A.D. 1999  
at 11:17 o'clock A. M., and duly recorded  
in Vol. M99, of Deeds on Page 8917

Linda Smith, County Clerk

By Kathleen Kintz Deputy

Fec. \$30.00