

99 APR 23 AM 25

MT 47674-KR  
WARRANTY DEED

Vol 1199 Page 15093

JEFF A. PROULX and REBECCA M. PROULX, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
RIP S. SHIVELY,  
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 8, Block 3 of TRACT NO. 1206, FIRST ADDITION TO NORTH HILLS,  
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 \$ 136,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 5671 GLENRIDGE WAY, KLAMATH FALLS, OR 97603

Dated this 21<sup>st</sup> day of April 19 99

Jeff A. Proulx  
JEFF A. PROULX

Rebecca M. Proulx  
REBECCA M. PROULX

STATE OF OREGON  
COUNTY OF KLAMATH SS. April 21 19 99

Personally appeared the above named

JEFF A. PROULX and REBECCA M. PROULX

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristi L. Redd  
Notary Public for Oregon

My commission expires 11/16/99

ESCROW NO. MT47674-KR

Return to:

RIP S. SHIVELY  
5671 GLENRIDGE WAY  
KLAMATH FALLS, OR 97603

STATE OF OREGON : COUNTY OF KLAMATH: SS.

Filed for record at request of Amerititle the 23rd day  
of April A.D., 1999 at 11:25 o'clock AM, and duly recorded in Vol. M99  
of Deeds on Page 15093

FEE

by

Linda Smith, County Clerk  
Linda Smith