

200 JUN 15 AM 11:22

MT50945-PS  
WARRANTY DEED

Vol M00 Page 21696

BERNESTINE POUNCEY,

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:

Lots 25 and 26 of Block 1, SPRAGUE RIVER VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

KEY #327550

MAP #3610-010D0-02800

KEY #327541

MAP #3610-010D0-02900

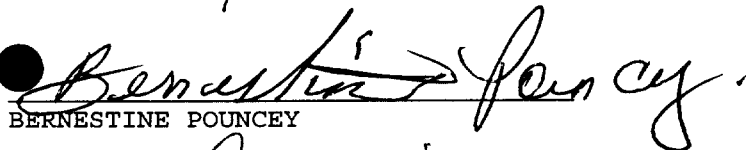
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 1,000.00.

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 05/31/00 day of \_\_\_\_\_, \_\_\_\_\_.

  
BERNESTINE POUNCEY

State of California  
County of Los Angeles

This instrument was acknowledged before me on May 31 000. by L. Patricia Thomson  
BERNESTINE POUNCEY.

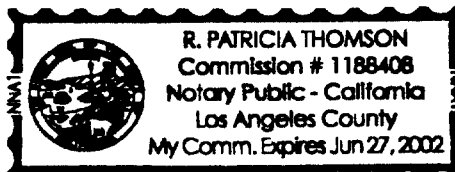
  
(Notary Public)

My commission expires June 27, 2002

ESCROW NO. MT50945-PS

Return to:

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



State of Oregon, County of Klamath  
Recorded 06/15/00, at 11:22 a. m.  
In Vol. M00 Page 21696  
Linda Smith,  
County Clerk Fee \$ 21.00