

2000 NOV 17 AM 11:12

MTC 52497-PS
WARRANTY DEED

Vol M00 Page 41588

GLENN EVERETT SHOWERS, also known as Glenn E. Showers
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 20 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.

KEY #327596

MAP #3610-010D0-02300

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 1,500.00.

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 7 day of Nov, 2000.

● Glenn E. Showers

GLENN EVERETT SHOWERS, aka Glenn E. Showers

State of Texas
County of Madison

This instrument was acknowledged before me on Nov. - 7, 2000 by GLENN E. SHOWERS
aka GLENN EVERETT SHOWERS.

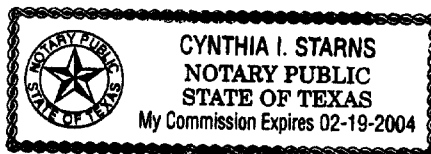
Cynthia I. Starns
(Notary Public)

My commission expires 2-19-2004

ESCROW NO. MT52497-PS

Return to:

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



State of Oregon, County of Klamath
Recorded 11/17/00, at 11:12 a.m.
In Vol. M00 Page 41588
Linda Smith,
County Clerk Fee \$ 21.00

21.00 m