

78180

Vol 344, p. 240

KNOW ALL MEN BY THESE PRESENTS, That Manning Barber and Beulah Barber, husband and wife

do hereby grant, bargain, sell and convey unto the said grantees, their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Klamath, State of Oregon, bounded and described as follows, to-wit:

S $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ AND That part of S $\frac{1}{2}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ lying east of old Oregon Trunk Railway Right-of-way, in Sec. 16, T. 28 S., R. 8 E., W.M., containing over 5 acres and also includes driveway access to telephone line service road where said service road intersects east line of old railway right-of-way.

The grantees herein do not take title as tenants in common, but right of survivorship, that is, the fee shall vest in the survivor of the grantees.

To Have and to Hold the above described and granted premises unto the said grantees, their heirs and assigns forever.

And the grantor do covenant that they are lawfully seized in fee simple of the above granted premises free from all encumbrances, excepting rights of egress and ingress by the public along the east, north and south lines and excepting rights-of-way for present roads and telephone line.

and that they will and their heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

Witness our hand and seal this 15th day of June, 1961



Manning Barber (SEAL)
Beulah Barber (SEAL)

STATE OF OREGON,

County of Lane ss. On this 15 day of June, 19 61 before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Manning Barber and Beulah Barber, husband and wife who are

known to me to be the identical individual described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Lloyd Benson
Notary Public for Oregon.
My commission expires Sept. 11th, 1963

WARRANTY DEED

Manning Barber
and
Beulah Barber

TO
Fred L. Goudy, et al

AFTER RECORDING RETURN TO
Fred L. Goudy, et al
532 Gregory Ave
San Jose 25, Calif

(DON'T USE THIS SPACE RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

Fee \$1.50

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 28 day of March, 19 63, at 2:10 o'clock A. M., and recorded in book 311 on page 242. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Chas. F. DeLap
County Clerk - Recorder.
By Jean Marie Deputy.

78171

Vol 344, p. 241

COMMUNITY PROPERTY AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, that we, HENRY ALFORD KETSDEVER and BESSIE

BEATRICE KETSDEVER, Husband and Wife, of Klamath Falls, Klamath County, Oregon, for and in consideration of the love and affection we each bear, one for the other, and of the mutual helpfulness we have maintained one to the other in the past, and further, in consideration of the comingling of our joint efforts, earnings and properties heretofore, DO HEREBY MUTUALLY AGREE, one with the other, that all of the property which we, or either of us now own, separately, jointly, or otherwise, whether real, personal, or mixed, and wherever situated, together with any and all property which we or either of us, may acquire in the future, whether real, personal or mixed, and wherever situated, shall be by us and all other persons whomsoever, deemed, esteemed, regarded, treated and known as community property belonging to the marital community, consisting of ourselves as husband and wife.

In this agreement, so made, one with the other, the date of acquiring, the manner of acquiring, and all statements by either of us heretofore made respecting alleged separate property, or affecting any property, are to be regarded and treated as of no effect.

The sole intent and purpose of this instrument is to be construed by the courts, our heirs, executors, administrators and assigns, and by all other persons whomsoever, as a voluntary conveyance from one to the other and unitedly to the said marital community, of all our earthly possessions in such form and manner that the same from this date be and constitute our COMMUNITY PROPERTY belonging to the marital community consisting of ourselves as husband and wife.

It further being our desire that in the case of the death of either of us, the said property hereinbefore mentioned and described, and by this instrument declared to be our community property, shall, without delay, and expense pass to the survivor of us, WE HEREBY FURTHER MUTUALLY AGREE, one with the other, that in case of the death of the said HENRY ALFORD KETSDEVER while the said BESSIE BEATRICE KETSDEVER survives, the whole of said community property shall at once pass to and title thereof shall immediately vest in the said BESSIE BEATRICE KETSDEVER as her sole and separate property and estate, the real estate in fee simple and the personal property absolutely, to the exclusion of all other persons whomsoever; and that in the event of the death of the said BESSIE BEATRICE KETSDEVER, leaving the said HENRY ALFORD KETSDEVER surviving heir, the whole of said community property shall at once pass to and title thereof shall immediately vest in the said HENRY ALFORD KETSDEVER as his sole and separate property and estate, the real estate in fee simple and the personal property absolutely, to the exclusion of all other persons whomsoever.