

13433

Vol. M-67, Page 2602

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

67-389

This Indenture Witnesseth, THAT LOREN W. GEORGE and HAZEL E. GEORGE, husband and wife, hereinafter known as grantors, for and in consideration of the sum of

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Dollars, to them

paid, have bargained and sold and by these presents do grant, bargain, sell and convey unto

CHARLES T. BROOKSHIRE and FRANCES I. BROOKSHIRE, husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit:

The SW¹/₄NE¹/₄, NW¹/₄SE¹/₄, SE¹/₄NW¹/₄ and Lot 4 in Section 8, Township 40 South, Range 10 East of the Willamette Meridian.

EXCEPTING THEREFROM right of way for ditch conveyed to United States of America by Deed recorded in Volume 37 at page 412.

ALSO EXCEPTING right of way for ditch conveyed to United States of America by Deed recorded in Volume 38 at page 351.

ALSO EXCEPTING right of way for ditch conveyed to United States of America by Deed recorded in Volume 45 at page 184.

ALSO EXCEPTING right of way conveyed to Great Northern Railway Company by Deeds recorded in Volume 96 at page 93 and Volume 96 at page 94.

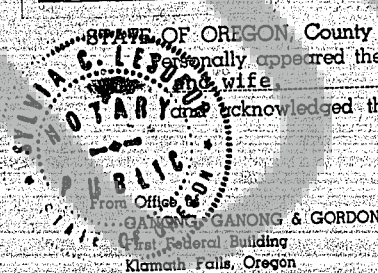
SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District and regulations, contracts, easements, and water and irrigation rights in connection therewith; Rights of the public and of Governmental bodies in and to any portion of the herein described property lying below the ordinary high water mark of Lost River; All contracts, water rights, proceedings, taxes and assessments relating to the Klamath Basin Improvement District, and all rights of way for roads, ditches, canals and conduits, if any there may be; Rights of the public in and to any portion of said premises lying within the limits of public roads and highways; Right of Way Easement, including the terms and provisions, for pole line granted to California Oregon Power Co., now Pacific Power & Light Co., recorded April 22, 1936, in Vol. 106 at page 292, (over NW¹/₄SE¹/₄ Sec. 8, Twp. 40 S., R. 10 E.W.M.); Contracts, including the terms and provisions thereof, between United States of America and E. Neese and Martha Neese, husband and wife, recorded Mar. 24, 1942 in Vol. 146 at page 194, and recorded July 7, 1936 in Vol. 106 at page 544, for furnishing water to a portion of premises with construction charges, plus operation and maintenance charges payable over a 40 year period, which said contracts Grantees hereby expressly assume and agree to pay.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owner s in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, They have hereunto set their hands and seal s this 7th day of April, 1967.



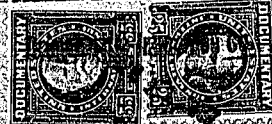
Loren W. George (SEAL)
Hazel E. George (SEAL)



STATE OF OREGON, County of Klamath) ss. April 24 1967.
Personally appeared the above named Loren W. George and Hazel E. George, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: *Silvia C. Lepore*
Notary Public for Oregon.
My Commission expires 10-25-70



STATE OF OREGON,) ss.
County of Klamath)
I certify that the within instrument was received for record on the 12 day of April 1967 at 4:46 o'clock P.M., and recorded in book M-67 on page 2602 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Dorothy Rogers

County Clerk-Recorder.

By *Jane Kene* Deputy
Fee \$1.50

Return -
United Empire Realty
1006 Main Street
Klamath Falls, Oregon