

7836 Dec 67-1204

17293

M-67

7552

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

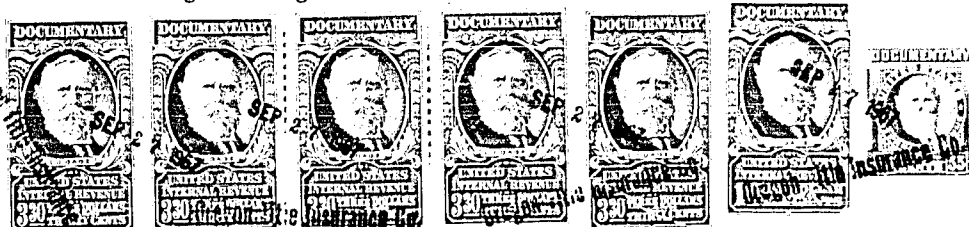
67-1204 R

This Indenture Witnesseth, THAT CLIFFORD B. ZURBRUGG and ARGIE ANN ZURBRUGG, husband and wife, hereinafter known as grantors, for and in consideration of the sum of - - - - - Ten and 00/100 - - - - - Dollars, to them paid, have bargained and sold and by these presents do grant, bargain, sell and convey unto ELWOOD F. SINE and DOROTHY C. SINE, husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit:

A tract of land located in the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 12, Township 39 South Range 9, E. W. M., more particularly described as follows:

Beginning at a point from which the steel rod with a square nut marking the Southwest corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 12, said Township and Range bears North 89°45' West 900 feet; thence North 0°15' East 437.8 feet to a point; thence North 89°45' West 200 feet to a point; thence South 0°15' West 437.8 feet to a point; thence South 89°45' East 200 feet to the point of beginning, EXCEPTING therefrom that portion lying within the boundary of Hager Avenue.

Subject to: Real property taxes for the 1967-68 tax year which are now a lien but not yet payable; Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith.



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 owners 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 seals this 25th day of September, 19 67.

Clifford B. Zurbrugg (SEAL)
Argie Ann Zurbrugg (SEAL)
(SEAL)
(SEAL)

STATE OF OREGON, County of Klamath) ss. September 27, 19 67
Personally appeared the above named Clifford B. Zurbrugg and Argie Ann Zurbrugg, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

From Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon

Before me:
James H. Bouchie
Notary Public for Oregon.
My commission expires 10-25-67

STATE OF OREGON,) ss.
County of Klamath)
I certify that the within instrument was received for record on the 27 day of September, 1967, at 3:52 o'clock P. M., and recorded in book M-67 on page 7552. Record of Deeds of said County.
Witness my hand and seal of County affixed.

Return -
First Federal Savings & Loan
Klamath Falls, Oregon.

Fee 1150

Dorothy Rogers
County Clerk-Recorder
By *Beverly J. Lagler* Deputy