

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT James E. Gelfatly, a single man,

68-1237 BAP

(16)

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hereinafter known as grantor, for the consideration hereinafter recited has bargained and sold and by these presents does grant, bargain, sell and convey unto Jerald S. Meyer and Bonna M. Meyer, husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit: A parcel of land situated in the S $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Sec. 11, Twp. 39 S. R. 9 E.W.M., more particularly described as follows:

Beginning at an iron pin marking the Southeast corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 11, said point being the Northeast corner of "PERRY'S ADDITION TO LLOYDS TRACTS" Subdivision; thence South 89°50' West along the South line of the S $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 11, said line being the North line of "PERRY'S ADDITION TO LLOYDS TRACTS" Subdivision, a distance of 141.90 feet to an iron pin on the Easterly right-of-way line of Hope Street; thence North 0°17' East along the Easterly line of Hope Street a distance of 376.43 feet to a point and the true point of beginning of the tract to be hereinafter described; thence North 89°50' East 142.61 feet, more or less, to the East line of the S $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 11; thence North 0°23'33" East along the East line of the S $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 11, 94 feet to a point; thence South 89°50' West 142.79 feet, more or less, to a point on the East line of Hope Street; thence South 0°17' West along the East line of Hope Street, 94 feet to the true point of beginning.

Subject to taxes for fiscal year commencing July 1, 1968; to contract and/or lien for irrigation and/or drainage; easements and rights of way of record or apparent on the land; rules, regulations and assessments of South Suburban Sanitary District, and to mortgage from Grantor to State of Oregon, represented and acting by the Director of Veterans' Affairs, dated November 9, 1967; recorded November 10, 1967 in Book M67 at page 8739, which mortgage grantees expressly assume and agree to pay and perform according to its terms, and the terms of the note secured thereby.

The true and actual consideration for this transfer is \$ 19,000.00. /b6h/

The foregoing recitation of consideration is true as I verily believe.

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

IN WITNESS WHEREOF, He has hereunto set his hand and seal
this 4th day of September 19 68.

(SEAL)

(SEAL)

(SEAL)

(SEAL)

CALIFORNIA, City and San Francisco, ss. September 4, 19 68
STATE OF OREGON, County of ss.
Personally appeared the above named James E. Gelfatly, a single man,

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

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

Before me:

Kurtley Newberry
Notary Public for California
My commission expires 1-6-71

Return to:
Ganong, Ganong & Gordon
First Federal Bldg.
Klamath Falls, Oregon

STATE OF OREGON, } ss.
County of Klamath }

I certify that the within instrument was received for record on the 10th day of September, 19 68, at 8:51 o'clock A.M., and recorded in book M-68 on page 8167 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Dorothy Rogers

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By

Bonna L. Pomeroy
County Clerk-Recorder.
Deputy

Fee: \$1.50