

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

31235

VOL 1169 PAGE 3147

This Indenture Witnesseth, THAT NORMA B. TAYLOR, a single woman,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold by these presents does grant, bargain, sell and convey unto

GEORGE RYZEK and BARBARA A. RYZEK, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 27 in Block 8 of ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon.

SUBJECT TO: (1) Conditions and restrictions contained in Deed from State of Oregon, by and through its State Highway Commission to Wilson Title & Abstract Co., Trustee, dated July 22, 1949, recorded June 9, 1950, in Deed Volume 239 at page 370. (2) Conditions and use and building restrictions as shown on the plat and dedication of Eldorado Addition. (3) Easement, including the terms and provisions thereof, from Donald L. Sloan, et ux, to Pacific Power & Light Company, formerly The California Oregon Power Company, a California corporation, dated May 31, 1950, recorded July 17, 1950, in Deed Volume 240 at page 308. (4) Easement, including the terms and provisions thereof, from Donald L. Sloan, et ux, to Pacific Power and Light Company, formerly The California Oregon Power Company, a California corporation, dated November 28, 1950, recorded December 1, 1950, in Deed Volume 243 at page 569. (5) Trust Deed, including the terms and provisions thereof, dated August 3, 1965, recorded August 5, 1965, in M-65 at page 640, County Clerk Records, given to secure the payment of \$14,000.00, with interest thereon and such future advances as may be provided therein, executed by Claude H. Taylor and Norma B. Taylor, husband and wife, to Oregon Title Insurance Co., trustee for beneficiary, First National Bank of Oregon, the balance of which the grantees herein expressly assume and agree to pay in accordance with the terms and conditions thereof.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$15,658.30. However, the actual consideration includes other property which is part of the consideration. (Strike out the above when not applicable)

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 she is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, she has hereunto set her hand and seal this 28th day of April 19 69.

(SEAL)

Norma B. Taylor

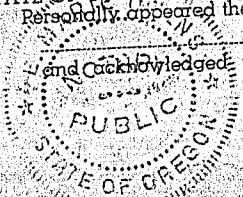
(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. April 28th 19 69.
Personally appeared the above named NORMA B. TAYLOR, a single woman,

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



Before me:

E. Marie Owens

Notary Public for Oregon

My commission expires Jan. 27, 1973

After recording return to:
BRUCE OWENS REALTOR

520 Klamath Ave.

Klamath Falls, Ore.

From the Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 29th day of April 1969, at 3:31 o'clock P.M., and recorded in book M-69 on page 3147s. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Charles K. Hostman

County Clerk-Recorder

Deputy

FEE \$ 1.50

34