

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT BOBBY JOE GLADDEN and JEAN GLADDEN,
husband and wife,

hereinafter known as grantors, for the consideration hereinafter stated
have bargained and sold by these presents do grant, bargain, sell and convey unto
RICHARD D. DURRELL and GLORIA J. DURRELL,
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 3, VALLEY VIEW, Klamath County, Oregon.

SUBJECT TO:

1. 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.
2. Regulations, liens, assessments and laws relating to the South Suburban Sanitary District.
3. Reservations, building restrictions, rights, conditions and easements as shown on the Plat and in the Dedication of Valley View.
4. Trust Deed, including the terms and provisions thereof, dated May 8, 1968, recorded May 13, 1968, in M-68 at page 4328, given to secure the payment of \$17,700.00, with interest thereon and such future advances as may be provided therein, executed by Bobby Joe Gladden and Jean Gladden, husband and wife, to Transamerica Title Insurance Company, trustee for beneficiary, United States 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 \$18,142.39.
~~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 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 15th day of May 1969.

(SEAL)

Bobby Joe Gladden (SEAL)

(SEAL)

Jean Gladden (SEAL)

STATE OF OREGON, County of Klamath) ss. May 1969
Personally appeared the above named BOBBY JOE GLADDEN and JEAN GLADDEN,
husband and wife,

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

Before me:

Richard D. Milne
Notary Public for Oregon
My commission expires 11/15/72

After recording return to:

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 22 day of May, 1969, at 10:50 o'clock A.M., and recorded in book M69 on page 3844. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Captha Campbell* County Clerk-Recorder

Deputy

Fee \$1.50

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