

70-512

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

40236

VOL 270 PAGE 2948

This Indenture Witnesseth, THAT IVAR N. TOLSTEAD, a single man,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold by these presents do as grant, bargain, sell and convey unto C. SAMUEL SHORT and VIOLET E. SHORT, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 1 and 12 in Block 22 of CHELSEA ADDITION, Klamath County, Oregon.

Subject to: Mechanic's Lien filed February 3, 1964, in Mechanic's Lien Book 15 at page 513 and 522 for the improvement of Rickenbacker Avenue, which said Mechanic's Lien grantees hereby assume and agree to pay.

APR 17 11 04 AM 1970

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,460.00. However, the actual consideration includes other property which is part of the consideration, to-wit, (Strike out the above when not applicable) assumption of above described Mechanic's Lien in sum of \$342.00

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 does 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 those 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 29th day of November, 1968.

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Clackamas) ss. November 29th 19 68
Personally appeared the above named Ivar N. Tolstead, a single man,

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

Before me:

Notary Public for Oregon

My commission expires

After recording return to:

Short, C. Samuel

260 Laguna
City

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

STATE OF OREGON,

County of Clackamas } ss.

I certify that the within instrument was received for record on the 17th day of April 1970, at 11:04 o'clock A. M., and recorded in book M-70 on page 2948 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM D. MILNE

By

County Clerk-Recorder

Deputy

FEE \$1.50