

20-512

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY 40237 VOL 270 PAGE 2949

This Indenture Witnesseth, THAT C. SAMUEL SHORT and VIOLET E. SHORT, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto ROY NICHOLS and MAE NICHOLS, husband and wife, 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: 1969-70 taxes \$45.65 and 1968-69 taxes and Mechanic's Lien filed February 3, 1964, in Mechanic's Lien Book 15-513 and 522 for the improvement of Rickenbacker Avenue, all of which grantees assume and expressly agree to pay.

APR 17 11 04 AM 1970

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,500.00. 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 owner in fee simple of said premises; that they are free from all incumbrances, except as above set out, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, Grantors have hereunto set their hand and seal this 16th day of April 1970

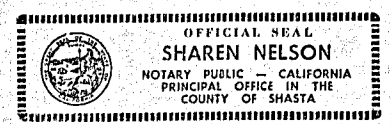
(SEAL) Carl S. Short (SEAL) Violet E. Short (SEAL)

STATE OF CALIFORNIA, COUNTY OF Shasta ss.

ON April 16, 1970, before me, the undersigned, a Notary Public in and for said State, personally appeared

CARL S. SHORT AND VIOLET E. SHORT, known to me, to be the person whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

WITNESS my hand and official seal.



SHAREN NELSON My Commission Expires Aug. 13, 1970

Sharen Nelson Notary Public in and for said State.

ACKNOWLEDGMENT-General-Wolcotts Form 233-Rev. 3-64

STATE OF OREGON; COUNTY OF KLAMATH; ss. Filed for record at request of Transamerica Title Ins. Co. this 17th day of April A.D., 1970 at 11:04 A.M., and duly recorded in Vol. M-70, of Deeds on Page 2949

FEE \$1.50

WM. D. MILNE, County Clerk By Charles E. Christman Deputy

APR 17 11 12 AM 1970

that grant claim

STATE