

20-352
WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

40405 VOL 170 PAGE 3162

This Indenture Witnesseth, THAT RONALD D. BRYAN and L. CAROL BRYAN, 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
ROBERT B. FREIRICH and BEVERLY J. FREIRICH
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:
Lot 7 of POOLE HOME SITES

SUBJECT TO: Regulations, Contracts, Easements, and Water and Irrigation rights in connection therewith of Klamath Project and Enterprise Irrigation District; Regulations, Liens, Assessments, and Laws relating thereto of the South Suburban Sanitary District; Reservations and Restrictions, including the terms and provisions thereof, as set forth in the Plat and Dedication of Homeland Tracts No. 2, omitting restrictions herein, if any, based on race, color, religion or national origin; and Reservations and Restrictions, including the terms and provisions thereof, as set forth in the Plat and Dedication of POOLE HOME SITE, omitting restrictions herein, if any, based on race, color, religion or national origin.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$16,900.00.
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 owners 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 hands and seals
this 24th day of March 1970

(SEAL) Ronald D. Bryan (SEAL)
(SEAL) L. Carol Bryan (SEAL)

STATE OF OREGON, County of Klamath ss. March 26th, 1970.
Personally appeared the above named RONALD D. BRYAN and L. CAROL BRYAN, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Julius D. Guehen
Notary Public for Oregon.
My commission expires 4/25/72

After recording return to:

STATE OF OREGON,

County of KLAMATH ss.

Mr. & Mrs. ROBERT B. FREIRICH
5830 MACK STREET
KLAMATH FALLS, ORE. 97601

I certify that the within instrument was received for record on the 21st day of April, 1970 at 3:35 o'clock P. M., and recorded in book M-70 on page 3162. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM D. MILNE

By Charles K. Christman
County Clerk-Recorder Deputy

FEE \$1.50

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

Sanorg & Gordon

APR 21 3 35 PM 1970

together with the tenements
with the premises, electric
ventilating, water and irrigation
covering, built-in stoves, oven
installed in or on the premises,
replacements of any one or more
land, and all of the rents, issues
to secure the payment of Four
\$14,400.00, and interest

I promise to pay to the State of Oregon, at the rate of four percent per annum on the principal on or before June 15, 1970, the sum of \$14,400.00, and thereafter, on the premises described in the mortgage, shall be fully paid, such payments to be made on the due date of the last payment. In the event of transfer of ownership and the balance shall draw interest as provided in this note. This note is secured by a mortgage. Dated at Klamath Falls, Oregon April 15

The mortgagor or subsequent owner may pay all from encumbrance, that he will warrant and defend the covenant shall not be extinguished by foreclosure, but
MORTGAGOR FURTHER COVENANTS
1. To pay all debts and moneys, as provided in the
2. Not to permit the premises to be used for any purpose other than as provided in the
according to the