

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT MAURICE E. BERCOT and MILDRED A. BERCOT,
 husband and wife

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

RALPH H. FORTUNE and BONNIE JEAN FORTUNE
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:
Lot 14 SCHIESEL TRACTS, according to the official plat thereof on file in the
office of the County Clerk Klamath County, Oregon

SUBJECT TO: Taxes for the current fiscal year, 1970-71, which are now a lien but not yet payable; liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; any unpaid charges or assessments of the Enterprise Irrigation District; rules, regulations and assessments of South Suburban Sanitary District; reservations and restrictions contained in the dedication of Cloverdale; reservations and restrictions contained in the dedication of Schiesel Tracts; protective Covenants of Schiesel Tracts, including the terms and provisions thereof, dated August 13, 1958, recorded August 15, 1958, in Deed Volume 302 page 97, records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 21,600.00.
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 on 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 12th day of October 1970

_____ (SEAL) *Mamie E. Benet* (SEAL)
 _____ (SEAL) *Mildred A. Benet* (SEAL)

STATE OF OREGON, County of Klamath) ss. October 13, 19 70
 Personally appeared the above named MAURICE E. BERCOT and MILDRED A. BERCOT, husband
and wife.

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

Before me:

T. W. L. Loom
Notary Public for Oregon.
My commission expires Mar 3 - 1971

After recording return to:

540 main
Klamath Falls, Oregon
97601

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

STATE OF OREGON,
County of _____ KLAMATH _____

I certify that the within instrument was received for record on the 13 day of OCTOBER, 1970, at 4:12.5 clock PM., and recorded in book M 70 on page 9176 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE
By Kazal Rasgil County Clerk—Recorder
Deputy
FEE \$1.50

FEE \$1.50

[illegible]