

47063

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

VOID 11/10 PAGE 10677

70-1742  
This Indenture Witnesseth, THAT JOHN R. LUND and BERTHA LUND, 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  
LEONARD E. SPETTER and BETTY L. SPETTER,  
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

The South 70 feet of Lots 44, 45, 46 and 47 in Block 10 of  
ST. FRANCIS PARK, according to the duly recorded plat thereof.

Subject to: Acreage and use limitations under provisions of the  
United States Statutes and regulations issued thereunder; Liens  
and assessments of Klamath Project and Enterprise Irrigation Dis-  
trict, and regulations, contracts, easements and water and irri-  
gation rights in connection therewith; Rules, regulations, liens  
and assessments of South Suburban Sanitary District; Conditions  
and restrictions as shown on the plat and in the dedication of  
St. Francis Park, omitting restrictions herein if any, based on  
race, color, religion or national origin; Reservations and re-  
strictions as shown in deed recorded March 12, 1941 in Book 136,  
page 153 of Deed Records of Klamath County, Oregon.

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The true and actual consideration paid for this transfer, stated in terms of dollars, is \$15,900.00.  
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 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 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 17th day of November, 1970.

(SEAL) John R. Lund (SEAL)  
(SEAL) Bertha Lund (SEAL)

STATE OF OREGON, County of Douglas ) ss. November 17, 1970.  
Personally appeared the above named John R. Lund and Bertha Lund, husband and  
wife,

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

Before me:

E. W. Day  
Notary Public for Oregon.  
My commission expires June 18-1973.

After recording return to:

U.S. Nat'l  
Box 169  
Citr

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

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was re-  
ceived for record on the 18th day of December  
1970, at 2:55 o'clock P.M., and recorded in book  
170 on page 10677. Record of Deeds of  
said County.

Witness my hand and seal of County affixed,

By Wm. D. Milne  
County Clerk-Recorder  
Deputy

Fee \$1.50

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