

48413

VOL 71 PAGE 634

70-1786  
WARRANTY DEED—(GRANTEES AS TENANTS BY ENTIRETY)

JACKSON COUNTY TITLE CO.

502 W. MAIN, MEDFORD, OREGON, PHONE 779-2811

KNOW ALL MEN BY THESE PRESENTS, That J. D. STEPHENS and HARRIETT JEAN STEPHENS, husband and wife

grantor.S.  
for the consideration herein after stated to ..... US..... paid by ARTHUR A. GALLEGOS and SALLY GALLEGOS

do..... hereby grant, bargain, sell and convey unto the said grantees, as tenants by the entirety, their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Klamath and State of Oregon, bounded and described as follows, to-wit:

Lot 11, Block 2 CASCADE PARK, Klamath County, Oregon.

## SUBJECT TO THE FOLLOWING:

- 1) The effect the above described property lying within the boundaries of the Klamath Project and Klamath Irrigation District and the South Suburban Sanitary District.
- 2) Building set back lines, utility easements, conditions and restrictions of Klamath Irrigation District as set out in the Plat and in the Dedication of Cascade Park.
- 3) Use and building restrictions and conditions, set back lines and easements as set out in instrument recorded April 24, 1962, in Deed Volume 337 at page 44, and amended by instrument recorded in Deed Volume 353 at page 401.
- 4) Easement for irrigation ditch to carry water to lands lying Westerly and Southerly of premises, including the terms and provisions thereof, as set out in instrument recorded December 19, 1957 in Deed Volume 296 at page 386.

The true consideration paid for this conveyance stated in terms of dollars is \$21,100.00

To Have and to Hold the above described and granted premises unto the said grantees, their heirs and assigns forever, as above stated.

And the grantor.S. do..... covenant that..... they are..... lawfully seized in fee simple of the above granted premises free from all incumbrances, EXCEPT, as set forth above.

and that..... they..... will and..... their heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

Witness..... our..... hand.S. and seal.S. this..... day of..... January..... 1971.....

J. D. Stephens (SEAL)  
 Harriett Jean Stephens (SEAL)  
 (Harriett Jean Stephens) (SEAL)

STATE OF OREGON,  
County of Josephine } ss.

BE IT REMEMBERED, That on this..... day of..... January..... A. D. 1971..... before me, the undersigned, a..... Notary Public..... in and for said County and State, personally appeared the within named J. D. STEPHENS and HARRIETT JEAN STEPHENS, husband and wife..... who are..... known to me

to be the identical individual.S. described in and who executed the within instrument, and acknowledged to me that..... they..... executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.

Notary Public for Oregon.  
 My Commission Expires 9/1/73

WARRANTY DEED

JACKSON COUNTY TITLE CO.  
 502 W. Main  
 Medford, Oregon  
 Phone 779-2811

State of Oregon Klamath } ss.  
County of Jackson }

I hereby certify that the within instrument of writing was received and filed at 11:45 a.m. the 25 day of Jan 1971 and is recorded in M-71 Pg. 634 Deed Klamath County, Oregon.  
 Wm. D. Milne County Clerk By Deputy  
 Fee 1.50

RETURN TO

Charles First Mtg  
 P.O. Box 822  
 Medford, Oregon  
 21

TITILE INSURANCE

FORM N

FORM No. 21

1967

for the  
 herein  
 appur  
 tirety,  
 appur  
 Oreg

TOWNSHIP  
 Section  
 See Exh

TO H  
 and the heirs  
 the right of su  
 And the  
 signs, that gran  
 all encumbrance

and that grantor w  
 against the lawful  
 encumbrances.

The true and  
 However, the actual  
 part of the considera  
 the actual

In construing thi  
 cludes the feminine and  
 to make the provisions i

IN WITNESS W

June 1971  
 corporate seal to be affixed

(If executed by a  
 affix corporate seal)

STATE OF OREGON CALIFORNIA

County of Los Angeles

Personally appeared the above named

Clifford J. Emmich and Win

Emmich and acknowledged the fo

ment to be their voluntary

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon Cal

My commission expires

NOTE—The