

71-112

49275

VOL. M71 PAGE 1665

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT CARL THIRINGER and OLIVE THIRINGER, 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 JOHN WAYNE DENNIS and TESSIE KAY DENNIS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 11 of YALTA GARDENS, Klamath County, Oregon.

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 District, and regulations, contracts, easements and water and irrigation rights in connection therewith; Rules, regulations, liens and assessments of South Suburban Sanitary District; Easements and rights of way of record and those apparent on the land, if any; Reservations and restrictions contained in the Dedication of Yalta Gardens; Reservations and restrictions contained in Deed recorded November 26, 1947, in Deed Volume 214 at page 207.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$16,500.00. 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 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 9th day of February, 1971

(SEAL)

(SEAL)

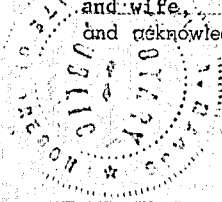
(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. February 25, 1971

Personally appeared the above named Carl Thiringer and Olive Thiringer, husband and wife,

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



Before me:

John A. Maass
Notary Public for Oregon
My commission expires 7-2-74

After recording return to:

Mr & Mrs. John Dennis

1773 W. 1st

Klamath Falls, Oregon

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

Fee \$1.50

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 26th day of February, 1971, at 3:42 o'clock P.M., and recorded in book M71 on page 1665 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Cynthia Campbell County Clerk-Recorder

Deputy

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