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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT JAMES E. CHANEY and WILDA L. CHANEY, 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 B. TOMPKINS and JOYCE E. TOMPKINS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 3 in Block 7 of SECOND ADDITION TO SUNSET VILLAGE, 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; Restrictions, set-back lines and utility easements as set forth in the Plat and Dedication of Second Addition to Sunset Village, omitting restrictions herein, if any, based on race, color, religion or national origin; Declaration of Conditions and restrictions, including the terms and provisions thereof, as set forth in instrument recorded April 8, 1970 in M-70 at page 2738, 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 \$ 29,500.00. 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 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 owner s 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 3d day of May, 19 71

(SEAL) James E. Chaney (SEAL)

(SEAL) Wilda L. Chaney (SEAL)

STATE OF OREGON, County of Klamath

Personally appeared the above named James E. Chaney and Wilda L. Chaney, husband and wife, May 4, 19 71

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

Before me:

Notary Public for Oregon.
My commission expires 5/19/73

After recording return to:

First Federal Savings
540 Main
City

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

STATE OF OREGON,

County of KLAMATH

ss.

I certify that the within instrument was received for record on the 6th day of MAY 1971, at 4:24 o'clock P.M., and recorded in book M. 71 on page 4020 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Hazel Dwyer County Clerk-Recorder Deputy

FEE \$1.50