

July 12 1971 4:00 Pm
WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

54201

7260
PAGE 1

This Indenture Witnesseth, THAT JAMES W. PAXTON and PATRICIA H. PAXTON,
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 F. QUINN and DIANE C. QUINN,
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 15, LANDIS PARK.

SUBJECT TO: Taxes for the current fiscal year, 1971-72,
which are now a lien but not yet payable; Acreage and
use limitations under provisions of the United States Statutes
and regulations issued thereunder; Liens and assessments of
Klamath Project and Klamath Irrigation District, and regulations,
contracts, easements, and water and irrigation rights in connec-
tion therewith; Regulations, liens, assessments, and laws relating
thereto of South Suburban Sanitary District; Building setback
lines as set out in the Plat and Dedication of said LANDIS PARK;
Easements and restrictions of record and those apparent on the
land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 13,500.00.
However, the actual consideration includes other property interests in the premises.
(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 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 hand s and seal s
this 2nd day of July 19 71

(SEAL) James W. Paxton (SEAL)

(SEAL) Patricia H. Paxton (SEAL)

STATE OF OREGON, County of Klamath) ss. July 2, 19 71
Personally appeared the above named JAMES W. PAXTON and PATRICIA H. PAXTON, husband
and wife,

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

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

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was re-
ceived for record on the 12 day of JULY
19 71, at 4:00 o'clock P. M., and recorded in book
M 71 on page 7260 Record of Deeds of
said County.

Witness my hand and seal of County affixed.

WM. D. MILNE
County Clerk-Recorder
By Hazel W. Milne Deputy

FEE \$1.50

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

After recording return to:
EQUITABLE SAVINGS & LOAN ASSOCIATION
KLAMATH FALLS BRANCH
700 MAIN STREET
KLAMATH FALLS, OREGON

July 12 1971
FORM No. 1

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