

A-21367

57597

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT LYNN F. GERKE and JEAN H. GERKE, husband and

wife, hereinafter known as grantor s, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto TIMOTHY LEE HAYES and MARY ELIZABETH HAYES, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

The Northerly 66.0 feet of the following described property:  
Beginning at a point 720.0 feet East and 792.0 feet North of an iron pin driven into the ground near the fence corner at the Southwest corner of the NW $\frac{1}{4}$  of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor, being the Southwest corner of said property abutting on the Dalles-California Highway (now Klamath Falls-Lakeview Highway) and which pin is East 30.0 feet of the center of a road intersecting said highway from the North and 30.0 feet North of the center of said highway; thence East 270.0 feet; thence North 198.0 feet; thence West 270.0 feet; thence South 198.0 feet to the point of beginning.

Subject to: Taxes for fiscal year commencing July 1, 1971, which are now a lien but not yet payable; Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; Any unpaid charges or assessments of Enterprise Irrigation District.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00  
~~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 grantor s 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 4th day of October, 1971.

*Lynn F. Gerke* (SEAL) (SEAL)  
*Jean H. Gerke* (SEAL) (SEAL)

STATE OF OREGON, County of Klamath ) ss. October 1971  
Personally appeared the above named Lynn F. Gerke and Jean H. Gerke, husband and wife,

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

Before me:

*Shirley L. [Signature]*  
Notary Public for Oregon.  
My commission expires 8-5-75

After recording return to:

*Timothy Hayes*  
*6500 110 yard St*

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 21 day of OCTOBER, 1971, at 1:13 o'clock P. M., and recorded in book M. 71 on page 11061 Record of Deeds of said County.

Witness my hand and seal of County affixed.

M. D. MALNE  
By *Klazel Ornel* County Clerk-Recorder  
Deputy  
FEE \$1.50

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

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