

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT A. E. SCHREINER and JESSIE E. SCHREINER, 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 CHARLES R. GIANNINI, JR. and TAMMY N. GIANNINI, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Tract 124 of PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; Any unpaid charges or assessments of Enterprise Irrigation District; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations in deed recorded August 10, 1948, in Volume 223 of Deeds, page 473, records of Klamath County, Oregon; Easements and rights of way 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 \$ 9,000.00
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 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 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 17th day of November 19 70

(SEAL) *A. E. Schreiner* (SEAL)

(SEAL) *Jessie E. Schreiner* (SEAL)

STATE OF OREGON, County of Klamath) ss. November 24, 19 70
Personally appeared the above named A. E. Schreiner and Jessie E. Schreiner, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Carolyn DeVore
Notary Public for Oregon
My commission expires Jan 9, 1973

After recording return to:
Mr. and Mrs. Charles Giannini
2544 Cottage Avenue
Klamath Falls, Oregon

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 22nd day of October, 1971, at 11:30 o'clock A.M. and recorded in book on page 11118. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
By *Cynthia A. Milne* County Clerk-Recorder
Deputy

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

Fee \$1.50

Royce Realty
1515 E main
City

ck 944

FORM N.

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