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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT Hilton R. Thomas,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by those presents do es grant, bargain, sell and convey unto Neill J. Hines and Julia H. Hines, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 8 in Block 12 of Tract 1003, known as THIRD ADDITION TO MOYINA.

Subject to: Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easement created by instrument recorded April 5, 1940, in Book 128 at page 267, Deed Records, in favor of California Oregon Power Company for pole and lines; Easement created by instrument recorded June 5, 1967, in Book M-67 at page 4178, Microfilm Records, in favor of California Pacific Utilities Company; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Third Addition to Moyina.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 27,300.00. 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 do es hereby covenant, to and with the said grantees, and their assigns, that he is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, he has hereunto set his hand and seal this 5th day of November, 19 71 (SEAL) Victor R. Menon (SEAL)

STATE OF OREGON, County of Klamath) ss. November 8, 19 71. Personally appeared the above named Hilton R. Thomas,



and acknowledged the foregoing instrument to be his voluntary act and deed. Before me, Gerald V. Brown, Notary Public for Oregon, My commission expires 11-12-74

After recording return to: PPS&L

STATE OF OREGON, County of KLAMATH) ss.

I certify that the within instrument was received for record on the 8th day of NOVEMBER, 1971, at 3:53 o'clock P.M., and recorded in book M-71 on page 11687 Record of Deeds of said County.

From the Office of GANONG, GORDON & SISEMORE 538 Main Street Klamath Falls, Oregon 97601

Witness my hand and seal of County affixed. Wm. D. MILNE County Clerk-Recorder By Hazel Prange Deputy FEE \$1.50

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