

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT WOODROW W. CAVE and ROBERTA E. CAVE, 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

RAUL S. GALLEGOS and NOAL DELORIS GALLEGOS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

A tract of land situated in the NW $\frac{1}{4}$ of Section 7, T. 40 S., R. 10 E., W.M., more particularly described as follows: Beginning at a point on the west boundary of said Section 7, said point being S. 00 degrees 12'30" E. a distance of 1474.00 feet from the 5/8-inch iron pin marking the northwest corner of said Section 7; thence S. 89 degrees 54'30" E., parallel with the north line of said Section 7 a distance of 26.70 feet to a 5/8-inch iron pin on the easterly boundary of the Klamath Falls - Malin Highway; thence continuing S. 89 degrees 54'30" E. a distance of 957.88 feet to a 5/8-inch iron pin; thence continuing S. 89 degrees 54'30" E. a distance of 5.50 feet to the centerline of an existing irrigation ditch; thence S. 16 degrees 07'41" W. along the centerline of said ditch a distance of 425.04 feet; thence N. 89 degrees 54'30" W. a distance of 5.50 feet to a 5/8-inch iron pin; thence continuing N. 89 degrees 54'30" W. a distance of 838.42 feet to a 5/8-inch iron pin on the easterly boundary of the Klamath Falls - Malin Highway; thence continuing N. 89 degrees 54'30" W. a distance of 26.60 feet to the west line of said Section 7; thence N. 00 degrees 12'30" W. along the west line of said Section 7 a distance of 408.50 feet to the point of beginning, containing 8.72 acres, more or less.

SUBJECT TO: Contract and/or liens for irrigation and/or drainage and assessments; 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 \$ 12,000.00.
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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 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 hands and seals this 16th day of November 1970.

(SEAL)

Woodrow W. Cave
 Roberta E. Cave

(SEAL)

(SEAL)

Roberta E. Cave

(SEAL)

STATE OF OREGON, County of Klamath) ss. November 16, 1970

Personally appeared the above named WOODROW W. CAVE and ROBERTA E. CAVE, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Ernest F. Jordan
 Notary Public for Oregon.
 My commission expires 5-15-72

After recording return to:

Raul S. and Noal Deloris Gallegos
 8521 Robert Ave.
 Sun Valley, Calif. 91352

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 8 day of February, 1972, at 9:43 o'clock A.M., and recorded in book M72 on page 1359 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne
 By Deputy
 County Clerk-Recorder

Fee \$2.00

Inc 15-119