

A-21636 48933

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT Russell L. Madsen and Shirley Madsen, hus-

band 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 Gerald M. Cleaves and Janith Cleaves, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 8 and the North 26 feet of Lot 9 in Block 15 of Eldorado Heights, an addition to the City of Klamath Falls, according to the official plat thereof on file in the records of Klamath County, Oregon.

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The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 28,000.00. 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 grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances,

and that they will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 15th day of March, 1972

(SEAL) *Russell L. Madsen* (SEAL)

(SEAL) *Shirley Madsen* (SEAL)

STATE OF OREGON, County of Klamath, ss. March 15, 1972

Personally appeared the above named Russell L. Madsen and Shirley Madsen, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Donald L. Sloan
Notary Public for Oregon.
My commission expires Mar 3-1975

After recording, return to:

First Federal
540 Main

Klamath Falls, Oregon
97601

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 17 day of March, 1972, at 2:20 o'clock P.M., and recorded in book M72 on page 2899 Record of Deeds of said County.

Witness my hand and seal of County affixed.

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

Fee \$2.00

FORM No.

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CLERK OF DISTRICT COURT

MAR 17 1972