

33603

## WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT

Thomas W. McGowan and Barbara L. McGowan,

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

Karel J. Stoszek and Milena J. Stoszek,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 49 of FIRST ADDITION TO SUMMERS LANE HOMES.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of South Suburban Sanitary District; Right of Way to the United States of America, recorded in Volume 25 at page 628, Deed Records of Klamath County, Oregon, for irrigation purposes; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of First Addition to Summers Lane Homes; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded December 12, 1958 in Book 307 at page 441, Deed Records; Easement created by instrument recorded April 22, 1959 in Book 331 at page 649, Deed Records, in favor of The California Oregon Power Company; Trust Deed, including the terms and provisions thereof, for beneficiary First National Bank of Oregon, recorded October 17, 1963, in Mortgage Volume 219, page 660, Records of Klamath County, Oregon, which Trust Deed grantees assume and agree to pay.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 20,000.00  
~~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 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 hand and seal s  
 this 14th day of April, 19 72

(SEAL)

Thomas W. McGowan

(SEAL)

(SEAL)

Barbara L. McGowan

(SEAL)

STATE OF OREGON, County of Klamath ) ss. April 27, 19 72  
 Personally appeared the above named Thomas W. McGowan and Barbara L. McGowan,  
 husband and wife,  
 and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

LINDA L. PENNEY  
 Notary Public for Oregon  
 My commission expires 1-20-76

Linda L. Penney  
 Notary Public for Oregon.  
 My commission expires 1-20-76

After recording return to:  
 Mr. & Mrs. Karel J. Stoszek

4783 Onyx Drive

Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 28 day of April 19 72 at 10:46 o'clock A. M., and recorded in book M-72 on page 4529. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Wm. D. Milne* County Clerk—Recorder

Deputy

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

Fee 2.00

APR 28 10 45 AM 1972