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28-2560

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT Andrew D. Harkey and Phyllis Harkey, 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 Wesley L. Cook and Virginia L. Cook, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 7 in Block 2 of Tract 1043 known as RESUBDIVISION OF A PORTION OF TRACT 11 AND ALL OF TRACT 28 of HOMEDALE, Klamath County, Oregon.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Homedale.

MAY 8 10 14 AM 1972

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 32,000.00. 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, 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 14th day of April, 1972

(SEAL) *Andrew D. Harkey* (SEAL)

(SEAL) *Phyllis Harkey* (SEAL)

STATE OF OREGON, County of Klamath) ss. *May 4*, 1972
Personally appeared the above named Andrew D. Harkey and Phyllis Harkey, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

James D. Bacchi
Notary Public for Oregon.
My commission expires 10-25-74

After recording return to:

FF 5x6

*540 Main
Cty*

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

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 8th day of May, 1972, at 10:54 o'clock A. M., and recorded in book 172 on page 4843. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MITCHELL

Fee \$2.00 By *Harley Drayton* County Clerk—Recorder
Deputy