

2-100033 K.L.O.A-21734

35054

Vol. 172 Page

6253

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT Ernest E. Walker and Sadie L. Walker also known as Ernest Walker and Sadie Walker, 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 Thomas L. MacPhee and Theresa J. MacPhee, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 7 and 8 in FIRST ADDITION TO ST. FRANCIS PARK, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; any unpaid charges or assessments of the Enterprise Irrigation District; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions in the dedication of First Addition to St. Francis Park.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$18,750.00. 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 hands and seal s this 18th day of April, 1972

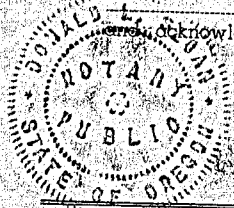
(SEAL) Ernest Walker (SEAL)
(SEAL) Sadie L. Walker (SEAL)

STATE OF OREGON, County of Klamath ss. April 18th 19 72
Personally appeared the above named Ernest Walker and Sadie Walker, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Ronald S. Sloan
Notary Public for Oregon.
My commission expires Mar 3-1975



After recording return to:

First Federal

2943 So. 6th

Klamath Falls, Oregon
97601

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 12th day of June 19 72 at 11:22 o'clock A.M. and recorded in book 172 on page 6253. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Hazel Drayl County Clerk-Recorder
Deputy

FEE \$2.00

JUN 12 11 22 AM 1972