

A-21815

65123

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT David Hopper, Sr. and Sadie C. Hopper, 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 Garth Keefer and Christina Keefer, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

One acre of land in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 7, Twp. 38 S., R. 9, E.W.M., more particularly described as follows:

Beginning at the center of said Section 7; thence North 89°49' West 480.5 feet to the intersection with the West line of the Dalles-California Highway; thence South 6°02' West along said West line of the Highway 870.3 feet to the Northeast corner of the property herein conveyed; thence North 89°49' West, 486.54 feet; thence South 6°02' West 90.0 feet; thence South 89°49' East, 486.54 feet to the West line of the said Highway; thence North 6°02' East along said Highway 90.0 feet to the point of beginning.

AND: Beginning at a point on the Westerly right-of-way line of the Dalles-California Highway, which point is 1627.2 feet North 6°02' East from a point on the Section line between Sections 7 and 18, Twp. 38 S., R. 9, E.W.M., said point being 770.8 feet North 89°49' West from the 1/4 section corner between said Sections 7 and 18; thence North 89°49' West 486.54 feet; thence running North 6°02' East 90.0 feet; thence South 89°49' East 486.54 feet; thence South 6°02' West 90.0 feet to the point of beginning, said parcel containing one acre, more or less, in the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 7, Twp. 38 S., R. 9, E.W.M.

Subject to: 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 \$ 6,000.00
~~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,

and that they will warrant and defend the same from all lawful claims whatsoever, ~~except as above stated.~~ except as above stated.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 17th day of May, 1972

(SEAL)

David Hopper Sr. (SEAL)

(SEAL)

Sadie C. Hopper (SEAL)

INDIANA

STATE OF ~~INDIANA~~ Oregon, County of *Clatsop* ss. May 20, 1972

Personally appeared the above named David Hopper, Sr. and Sadie C. Hopper, husband and wife,

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

Before me:

Laurel Shortt
 Notary Public for ~~Indiana~~ Oregon
 My commission expires *June 1, 1973*

After recording return to:

C.G.S.

538 Main
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.Filed for record at request of:
KLAMATH COUNTY TITLE CO

on this 13th day of JUNE A. D., 1972
 at 3:42 o'clock P. M. and duly
 recorded in Vol. M 72 of DEEDS
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WM. D. MILNE, County Clerk

Fee \$2.00 By *Hazel Dray*
 Deputy.

JUN 15 3 42 PM 1972