

07463

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT DELIA McGRATH,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents does grant, bargain, sell and convey unto EUGENE BAILIE and MARGARET BAILIE, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning at the most Easterly corner of Lot 8 in Block 43 of NICHOLS ADDITION to Klamath Falls, Oregon; thence Northerly along the Westerly line of Ninth Street 80 feet; thence Westerly at right angles with said Ninth Street 124 feet to the Westerly side of Lot 7, in said Block 43; thence Southerly along the line between Lots 6 and 7 of said Block, 80 feet; thence Easterly along the line between Lots 1, 2, 7 and 8 of said Block, 124 feet to the place of beginning, being a portion of Lots 7 and 8 in said Block 43, 80 x 124 feet in size,

Subject to easements and rights of way of record or apparent on the land, and to taxes for fiscal year commencing July 1, 1972, which are now a lien but are not yet payable.

AUG 21 12 14 PM 1972

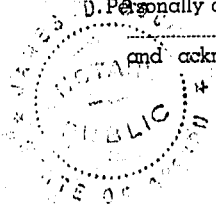
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$18,000.00. However, the actual consideration includes other property which is part of the consideration. (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and their assigns, that she is the owner in fee simple of said premises; that they are free from all incumbrances, except as above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, She has hereunto set her hand and seal this 17th day of August 1972

(SEAL) *Delia McGrath* (SEAL)
(SEAL) (SEAL)

STATE OF OREGON, County of KLAMATH) ss. August 18, 1972
D. Personally appeared the above named DELIA McGRATH,



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

Before me:
James D. Bocchi
Notary Public for Oregon.
My commission expires 10-25-74

After recording return to
First Federal
540 Main
Klamath Falls, Oregon
97601

STATE OF OREGON,
County of KLAMATH) ss.

I certify that the within instrument was received for record on the 21 day of August, 1972, at 12:11 o'clock PM, and recorded in book 9348 on page 2348 Record of Deeds of said County.

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

Witness my hand and seal of County affixed.

WM. D. MILNE
County Clerk-Recorder
By *Hazel Diazal* Deputy

FEE \$2.00