

37497

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT MARTELLA F. BROOKS,

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

Lot 1, MOYINA.

Subject to: Taxes for fiscal year commencing July 1, 1972, which are now a lien but not yet payable; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easements and rights of way of record and those apparent on the land, if any; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Moyina; Trust Deed, including the terms and provisions thereof, dated November 19, 1964, recorded November 23, 1964, in Mortgage Volume 227 at page 336, for beneficiary The Prudential Insurance Company of America, which Trust Deed grantees hereby expressly assume and agree to pay according to the tenor thereof as same becomes payable and the note accompanying it.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 24,500.00
~~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 those 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 14th day of August, 1972

(SEAL)

Martella F. Brooks (SEAL)

(SEAL)

STATE OF OREGON, County of Klamath ss. August 18, 1972
Personally appeared the above named Martella F. Brooks

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

JAMES W. WESLEY
Notary Public for Oregon
My commission expires 1-20-76

Before me:

James W. Wesley
Notary Public for Oregon
My commission expires 1-20-76

After recording return to:

Mr. Brooks
300 Patterson St
City

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 21st day of August, 1972, at 3:47 o'clock P. M., and recorded in book 172 on page 9360. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE,

County Clerk-Recorder

FEE \$2.00 By

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Deputy

AUG 21 3 47 PM 1972