

9065 A-22079

67713

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT RICHARD J. McDOWELL,

hereinafter known as grantor, for the consideration hereinafter stated
has bargained and sold, and by these presents does grant, bargain, sell and convey unto

DONALD R. WORKMAN and CORA E. WORKMAN,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 16 in OLD ORCHARD MANOR, an addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in Klamath County, Oregon,

Subject to contract and/or lien for irrigation and/or drainage; conditions and restrictions contained in that certain Declaration of Conditions and Restrictions recorded February 20, 1951 in Deed Vol. 245 at page 361, records of Klamath County, Oregon; easements and rights of way of record or apparent on the land; reservations and restrictions contained in the dedication of Old Orchard Manor, and to taxes for fiscal year commencing July 1, 1972, which are now a lien but are not yet payable.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 12,500.00.
~~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 he is the owner in fee simple of said premises; that they are free from all incumbrances, except as above set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, He has hereunto set his hand and seal
this 15th day of August 19 72

(SEAL)

Richard J. McDowell

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. August 15, 1972

Personally appeared the above named RICHARD J. McDOWELL

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

Before me:

Lonnie R. Snow
Notary Public for Oregon,
My commission expires 1-14-76

After recording return to:

Best Federal540 MainKlamath 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 28th day of AUGUST, 1972, at 12:07 o'clock P.M., and recorded in book M-72 on page 9633 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNEBy Hagil Drazil County Clerk-Recorder
Deputy

FEE \$2.00

AUG 23 12 07 PM 1972