

66829

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT SAM HODGES,

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 W. ECK and PATRICIA A. ECK,

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

Lot 5, Block 2, of the Replat of Bureker Place, according to the official plat thereof on file in the records of Klamath County, Oregon, SAVING AND EXCEPTING THE FOLLOWING DESCRIBED PROPERTY:

Beginning at a point on the Easterly line of Lot 4 in Block 2 of Replat of Bureker Place, at a point thereof distant 130 feet Southwesterly from the Southerly line of Clinton Avenue; thence Southeasterly to a point on the line between Lots 5 and 6 of said Block 2, which point is Southwesterly along said line a distance of 130 feet from the Southerly line of Clinton Avenue; thence continuing Southwesterly along said line between Lots 5 and 6 a distance of 92.33 feet to the Southeast corner of said Lot 5; thence Westerly along the South line of said Lot 5 a distance of 98.7 feet to the Southwest corner of said Lot 5; thence Northeasterly along the Westerly line of said Lot 5 a distance of 123.8 feet, more or less, to the point of beginning.

Subject to: Taxes for fiscal year commencing July 1, 1972, which are now a lien but not yet payable; Regulations, rules, liens and assessments of the South Suburban Sanitary District; Liens and assessments of Klamath Project and Klamath Irrigation District; and regulations, contracts, easements, water and irrigation rights in connection therewith; Reservations in the dedication of the Replat of Bureker Place; 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 \$16,000.00
~~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 he is the owner in fee simple of said premises; that they are free from all incumbrances, except those 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 27th day of September, 1972.

(SEAL)

Sam Hodges

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. September 28, 1972
Personally appeared the above named Sam Hodges,

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

Before me:

Notary Public for Oregon.
My commission expires 8-5-78

After recording return to:

Mr. & Mrs. Donald W. Eck
4252 Clinton Avenue
Klamath Falls, Oregon

STATE OF OREGON,

County of KLAMATH

ss.

I certify that the within instrument was received for record on the 29th day of September 1972, at 9:31 o'clock A.M., and recorded in book M 72 on page 11052. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By *W. D. Milne* County Clerk-Recorder
Deputy

FEE \$2.00

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

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