

65021

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT LOIS MAXINE OUTCALT, who took title as Lois

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

THEODORE RICHARD BURNS and ANNA M. BURNS,

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

Tract 9 of ALTAMONT SMALL FARMS in Section 15, Township 39 South, Range 9 East of the Willamette Meridian, EXCEPTING THEREFROM the following:

Beginning at the Northeast corner of Lot 9; thence South along the East boundary of Lot 9 a distance of 135.47 feet to an iron pipe; thence West parallel to the North boundary of Lot 9 a distance of 643.2 feet to an iron pin located on the West boundary of Lot 9; thence North along the West boundary a distance of 135.47 feet to the Northwest corner of Lot 9; thence East along the North boundary of Lot 9 a distance of 643.2 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, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; Reservations and restrictions in deed recorded Aug. 15, 1928 in Book 81 at page 114, Deed Records of Klamath County, Oregon; 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 \$ 21,000.00.
~~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 do es 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 2nd day of October, 19 72.

(SEAL)

Lois Maxine Outcalt (SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. October 3RD, 19 72.

Personally appeared the above named Lois Maxine Outcalt, who took title as Lois Maxine Book,

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

JAMES W. WESLEY
 Notary Public for Oregon
 My commission expires

Before me:

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

After recording return to:

Mrs. Maxine R. Burns5708 AVALONKLAMATH FALLS, ORE 97601

STATE OF OREGON,

County of Klamath) ss.

I certify that the within instrument was received for record on the 4 day of Oct, 19 72, at 10:56 o'clock P. M., and recorded in book M-72 on page 11298. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By

Hazel Dray
 County Clerk-Recorder
 Deputy

Fee 2.00

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

26-3618

OCT 4 10 44 AM 1972