

A-22242

SS079

Vol. M72 Page 11388

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT JAMES H. CRISMON and DOROTHY L. CRISMON, husband

and wife,

hereinafter known as grantors, for the consideration hereinafter stated
have bargained and sold, and by these presents do grant, bargain, sell and convey unto
KENNETH C. MOORE and MAUREEN C. MOORE,

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

Lot 3 and the Southeasterly 25 feet of Lot 2 in Block 51 of
Hot Springs Addition to the City of Klamath Falls, according
to the official plat thereof on file in the records of Klamath
County, Oregon.

Subject to: Taxes for fiscal year commencing July 1, 1972,
which are now a lien but not yet payable; Reservations and
restrictions contained in the dedication of Hot Springs
Addition; Reservations and restrictions contained in deed
recorded June 19, 1918, Deed Vol. 49, page 308, Records of
Klamath County, Oregon; Easements and rights of way of record
and those apparent on the land, if any; and to a Trust Deed,
including the terms and provisions thereof, for beneficiary,
First Federal Savings and Loan Association of Klamath Falls,
Oregon, recorded September 22, 1967, Vol. M67, page 7462,
Microfilm Records of Klamath County, Oregon, which said Trust
Deed grantees hereby expressly assume and agree to pay accord-
ing 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 \$42,000.00
~~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 grantors do hereby covenant, to and with the said grantees, and
their assigns, that they are the owners in fee simple of said premises; that they are free from
all incumbrances, except those above set forth,
and that they will warrant and defend the same from all lawful claims whatsoever,
except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals
this 28th day of September, 1972

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. September 30, 1972.
Personally appeared the above named James H. Crismon and Dorothy L. Crismon,
husband and wife,

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

Before me:

Alma M. Brink
Notary Public for Oregon.
My commission expires October 25, 1971

After recording return to:
Barnhisel & Ganong

323 Main Street

Klamath Falls, Oregon

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

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was re-
ceived for record on the 5th day of Oct.,
1972, at 2:40 o'clock P. M. and recorded in book
M72 on page 11388 Record of Deeds of
said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk-Recorder

By *Hazel Dragan*

Deputy

Fee \$2.00

OCT 5 2 40 PM 1972