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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT WILLIAM F. SPEERS and PRISCILLA D. SPEERS,

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 ALTON LLOYD SWEET and EDNA JOYCE SWEET,

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

Lot 12 in Block 2 of First Addition to Sunset Village, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; Any unpaid charges or assessments of the Enterprise Irrigation District; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions contained in the dedication of First Addition to Sunset Village; Declaration of Conditions and Restrictions for First Addition to Sunset Village as shown in instrument recorded March 4, 1969, in Vol. M69, page 1643, Records of Klamath County, Oregon; Amended Declaration of Conditions and Restrictions for First Addition to Sunset Village, as shown in instrument recorded April 21, 1969, in Vol. M69, page 2838, Records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 27,500.00. 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 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 7th day of February, 1973

(SEAL) *William F. Speers* (SEAL)

(SEAL) *Priscilla D. Speers* (SEAL)

STATE OF OREGON, County of Klamath, ss. February 12, 1973. Personally appeared the above named William F. Speers and Priscilla D. Speers, husband and wife,

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

Before me:

James D. Bocchi
Notary Public for Oregon.
My commission expires 10-25-74

After recording return to:

*540 1/2 Main
Klamath Falls, Oregon
97601*

From the Office of
GANONG, SISEMORE & ZAMSKY
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 12th day of February, 1973, at 4:12 o'clock PM., and recorded in book M73 on page 1541. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Cynthia Bocchi* County Clerk-Recorder
Deputy

Fee \$2.00

21. PHYSICIAN SIGNATURE
22. MAILING ADDRESS-Physician
23. FUNERAL CREATION, REMOVAL, BURIAL, CREMATION, etc.
24. FUNERAL HOME
25. FUNERAL DIRECTOR SIGNATURE
26. DATE RECEIVED BY LOCAL FUNERAL HOME
27. RESERVED FOR REGISTRAR'S USE

James D. Bocchi
Priscilla D. Speers
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