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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT JIMMIE LEE COX and ROBERTA L. COX, husband

and wife, hereinafter known as grantor s, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto

WALTER D. STEELE and WANDA A. STEELE,

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

Lot 57, MOYINA.

Subject to: Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Building and use restrictions, 30 foot set back line along front of lots and 10 foot sewer and utility easement along rear of lots, including the terms and provisions thereof, as set out on the plat and in the dedication of Moyina; 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 \$ 26,500.00  
~~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 s do hereby covenant, to and with the said grantees, and their assigns, that they are the owner s 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 hand s and seals this 2nd day of February, 19 73 .

(SEAL) Jimmie Lee Cox (SEAL)  
(SEAL) Roberta L. Cox (SEAL)

STATE OF OREGON, County of Klamath ss. February 7<sup>th</sup>, 19 73.  
Personally appeared the above named Jimmie Lee Cox and Roberta L. Cox, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Ernest V. Beaver  
Notary Public for Oregon.  
My commission expires 11-12-74

After recording return to:

pt. Fed  
2943 S. 6th St  
City

From the Office of  
GANONG, SISEMORE & ZAMSKY  
539 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 13th day of Feb. 19 73 at 11:29 o'clock A.M., and recorded in book M-73 on page 1559 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE  
County Clerk-Recorder  
By Charles K. Donatman Deputy

FEE \$2.00

FEB 16 11 25 AM 1973

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