

28-4349
WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT JAMES T. TATE and JOYCE J. TATE, 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

VERNON J. STEVENS and GLORIA J. STEVENS,

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

Lot 3 in Block 11, Tract 1003 known as THIRD ADDITION TO MOYINA.

Subject to: Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easements and rights of way of record and those apparent on the land, if any; Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Third Addition to Moyina; Set back provisions as delineated on the recorded plat; Trust Deed, including the terms and provisions thereof, recorded August 4, 1972, in Book M-72 at page 8648, Microfilm Records, for Beneficiary First Federal Savings and Loan Association of Klamath Falls, Oregon, which said Trust Deed grantees hereby expressly assume and agree to pay according to the tenor thereof as same becomes payable and the note accompanying it.

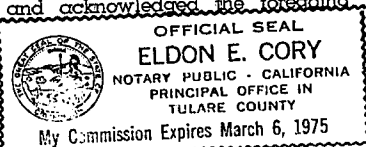
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 23,900.00.
~~However, the actual consideration includes other property which is part of the consideration.~~
(Strike out the above when not applicable)

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 17th day of February, 1973

(SEAL) *James T. Tate* (SEAL)
(SEAL) *Joyce J. Tate* (SEAL)

CALIFORNIA
STATE OF OREGON, County of Tulare) ss. February 17, 1973
Personally appeared the above named James T. Tate and Joyce J. Tate, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Eldon E. Cory
Notary Public for Oregon, California
My commission expires March 6, 1975

After recording return to:

Mrs. & Mrs. Vernon J. Stevens
1214 Thomas Drive
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 1st day of March, 1973, at 11:16 o'clock AM, and recorded in book M73 on page 2131. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By

Cynthia A. Milne

County Clerk—Recorder
Deputy

Fee \$2.00