

4-22649

FORM No. 716—WARRANTY DEED (Individual or Corporate). (Grantees as Tenants by Entirety).  
1967

Vol. 73 Page 2316

73864

KNOW ALL MEN BY THESE PRESENTS, That

LEONA SANGUINETTI

, hereinafter called the grantor,  
for the consideration hereinafter stated to the grantor paid by S. I. PROBST and EVELYN C. PROBST  
, husband and wife,  
hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the en-  
tirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and  
appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of  
Oregon, described as follows, to-wit:

A tract of land situated in Lot 21 of Altamont Ranch Tracts, more particularly  
described as follows: Beginning at a point of the North line of said lot,  
which is 165 feet East of the Northwest corner thereof; thence South parallel  
to the West line of said lot 263.9 feet to the North line of Lot 18 Casitas;  
thence East to the East line of Lot 21; thence North to a point that is 106  
feet South of the Northeast corner of Lot 21; thence West 71 feet; thence  
North 106 feet; thence West to the point of beginning, EXCEPTING THEREFROM  
the Northerly 5 feet conveyed to Klamath County by instrument recorded April  
5, 1957 in Deed Volume 290 page 610, records of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the en-  
tirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that gran-  
tor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as above  
and contracts, liens, assessments, rules and regulation for irrigation, drainage and  
sewage, and reservations, restrictions, easements, and rights of way of record and those  
apparent on the land, and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof  
against the lawful claims and demands of all persons whomsoever, except those claiming under the above described  
encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,500.00  
of which the actual cash consideration is \$ 1,500.00, the balance of which is the value of the property transferred, which is  
the whole of the above described premises.

In construing this deed and where the context so requires, the singular includes the plural, the masculine in-  
cludes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to  
make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 1st day of  
February, 1973; if the grantor is a corporation, it has caused its corporate name to be signed and its cor-  
porate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Leona Sanguinetti

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON, California } ss.  
County of Tuolumne  
February 23, 1973.  
Personally appeared the above named  
LEONA SANGUINETTI  
and acknowledged the foregoing instru-  
ment to be her voluntary act and deed.  
Before me:  
Notary Public for California  
My commission expires: Olga C. Haller

OLGA C. HALLER  
NOTARY PUBLIC - CALIFORNIA  
TUOLUMNE COUNTY  
OFFICIAL  
SEAL  
My Commission Expires On

NOTE: The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_  
Personally appeared \_\_\_\_\_ and  
\_\_\_\_\_, who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
\_\_\_\_\_, president and that the latter is the  
\_\_\_\_\_, secretary of  
\_\_\_\_\_, a corporation,  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in be-  
half of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.  
Before me:  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

## WARRANTY DEED

TO

AFTER RECORDING RETURN TO

Lanning & Hoate  
P.O. Box 368  
Klamath Falls, Oregon  
97601

(DON'T USE THIS  
SPACE; RESERVED  
FOR RECORDING  
LABEL IN COUN-  
TIES WHERE  
USED.)

Fee 2.00

## STATE OF OREGON

County of Klamath } ss.

I certify that the within instru-  
ment was received for record on the  
5 day of Mar, 1973,  
at 3:38 o'clock P.M., and recorded  
in book M-73 on page 2316 or as  
filing fee number \_\_\_\_\_, Rec-  
ord of Deeds of said County.

Witness my hand and seal of  
County affixed.  
Wm. D. Milne

County Clerk Title

By Hazel W. Milne Deputy

716