

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT LESLIE B. DAWSON and WILDA N. DAWSON, 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 CLIFFORD B. OWSLEY and LA NITA M. OWSLEY, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 3 in Block 2, BEL-AIRE GARDENS.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Building restrictions, set back provisions, rights, conditions and easements as shown on the plat and in the dedication of Bel-Aire Gardens; Conditions and restrictions, including the terms and provisions thereof, contained in an instrument recorded July 10, 1963 in Deed Bol. 346 at page 441, Records of Klamath County, Oregon; 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 \$ 19,500.00. 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 20th day of March, 1973

(SEAL)

Leslie B. Dawson

(SEAL)

(SEAL)

Wilda N. Dawson

(SEAL)

STATE OF OREGON, County of Klamath) ss. March 20, 1973
Personally appeared the above named Leslie B. Dawson and Wilda N. Dawson, husband and wife,

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

Before me:

E. Hilbert
Notary Public for Oregon.
My commission expires 5/19/73

After recording return to:

W. D. Milne
60. Box 1189
City

STATE OF OREGON,

County of Klamath

} ss.

I certify that the within instrument was received for record on the 21 day of March 1973 at 11:31 o'clock A.M., and recorded in book 775 on page 3020. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By

Hazel Dray

County Clerk—Recorder

Deputy

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

Fee \$2.00

REC'D 11 30 AM 1973