

L# 0140178 TA-28-4597  
74620

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT JOHN O. SELSTROM, who took title as Ole Selstrom hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents does grant, bargain, sell and convey unto EDWARD G. BOWERS and MARJORIE M. BOWERS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning at the Southwest corner of Lot 2, Block 17, FIRST ADDITION to the City of Klamath Falls, Oregon, being the point farthest south of said lot; then Northwesterly along the easterly or northerly border of 9th Street a distance of 60 feet; thence at right angles from the east border of 9th Street a distance of 45 feet; thence southeasterly and parallel with the east line of 9th Street a distance of 60 feet; thence southwesterly at right angles to 9th Street a distance of 45 feet to the point of beginning, being a part of Lot 2, Block 17.

(57)

Subject to easements and rights of way of record or apparent on the land.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 7550.00.  
~~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 does hereby covenant, to and with the said grantees, and their assigns, that he is the owner in fee simple of said premises; that they are free from all incumbrances, except as above set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, He has hereunto set his hand and seal  
this 26th day of March 19 73  
(SEAL) John O. Selstrom (SEAL)  
(SEAL)

STATE OF OREGON, County of Klamath ) ss. March 26, 19 73  
Personally appeared the above named JOHN O. SELSTROM

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

*R. Raymond Hays*  
R. RAYMOND HAYS  
"NOTARY PUBLIC - OREGON"  
"My Commission Expires 6-28-74"

Before me:  
*R. Raymond Hays*  
Notary Public for Oregon.  
My commission expires 6-28-74

After recording return to:  
*540 Main*  
*City*

STATE OF OREGON, } ss.  
County of Klamath }  
I certify that the within instrument was received for record on the 27 day of March 19 73, at 11:30 o'clock A. M., and recorded in book M. 73 on page 3506 Record of Deeds of said County.

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

Witness my hand and seal of County affixed.

W. D. MILLER  
By *Harold D. Miller* County Clerk-Recorder  
Deputy

Fee \$ 2.00