

76483

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT GRACE K. KATT who acquired title as Grace K.

Burke, hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents does grant, bargain, sell and convey unto DONALD WILLIAM ECK and PATRICIA ANN ECK, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

The following portion of Lot 5 in Block 2 of Replat of Bureker Place, according to the official plat thereof on file in Klamath County, Oregon; Beginning at a point on the Easterly line of Lot 4 in Block 2 of Replat of Bureker Place, at a point thereof distance 130 feet Southwesterly from the Southerly line of Clinton Avenue; thence Southeasterly to a point on the line between Lots 5 and 6 of said Block 2, which point is Southwesterly along said line a distance of 130 feet from the Southerly line of Clinton Avenue; thence continuing Southwesterly along said line between Lots 5 and 6 a distance of 92.33 feet to the Southeast corner of said Lot 5; thence Westerly along the South line of said Lot 5, a distance of 98.7 feet to the Southwest corner of said Lot 5; thence Northeasterly along the Westerly line of said Lot 5, a distance of 123.8 feet, more or less, to the point of beginning.

Subject to: Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions in the dedication of the Replat of Bureker Place; Easements and rights of way of record and apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1,000.00. 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 she is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, she has hereunto set her hand and seal this 8th day of May, 1973

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath ss. May 9, 1973.
Personally appeared the above named Grace K. Katt, who acquired title as Grace K. Burke, and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Carolyn D. Voss
Notary Public for Oregon
My commission expires March 6, 1977

After recording return to:

Donald W. Eck
4252 Clinton
Klamath Falls, OR 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 15th day of May, 1973, at 4:24 o'clock P.M., and recorded in book M-73 on page 5885 Record of Deeds of said County.

Witness my hand and seal of County affixed.
WM. D. MILLNE

By *Klagel Drayle* County Clerk-Recorder
Deputy

FEE \$ 2.00

A-23023