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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

28-4904

Vol. 773

This Indenture Witnesseth, THAT John R. Martinson and Mary E. Martinson, 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 Daniel Wayne Martinson and Annette Y. Martinson, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning at a point in the center line of Morningside Lane, a 40 foot roadway from which the Northwesterly corner of the SW $\frac{1}{4}$  of Section 21, Twp. 39 S., R. 9 E.W.M. bears South 88°50 $\frac{1}{2}$ ' West along the center line of said Morningside Lane 795.0 feet, and North 0°10' East along the Westerly boundary of the said Section 21, 858.0 feet; and running thence North 0°10' East 270.0 feet; thence South 89°40' East 320.0 feet; thence South 0°10' West 261.7 feet, more or less, to a point in the said center line of Morningside Lane; thence South 88°50 $\frac{1}{2}$ ' West 320.0 feet, more or less, to the point of beginning, and being situate in the S $\frac{1}{2}$  of NW $\frac{1}{4}$  of Section 21, Twp. 39 S., R. 9 E.W.M.; EXCEPTING one-half of Morningside Lane.

Subject to: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; Rights of the public in and to any portion of said premises lying within the limits of roads and highways.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 6,736.28  
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 24th day of March, 1972

(SEAL)

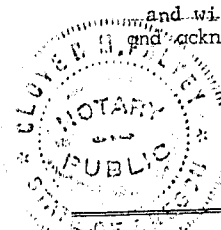
(SEAL)

John R. Martinson  
Mary E. Martinson

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath ) ss. March 28, 1972  
Personally appeared the above named John R. Martinson and Mary E. Martinson, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Claver M. Falvey  
Notary Public for Oregon  
My commission expires 2-5-73

After recording return to:

Transamerica Title Insurance Co.

From the Office of  
GANONG, GORDON & SISEMORE  
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 12 day of June 1973, at 3:29 o'clock PM., and recorded in book M-73 on page 7530. Record of Deeds of said County.

Witness my hand and seal of County affixed.

M. D. MILNE  
County Clerk-Recorder  
By Hazel Drasie Deputy  
FEE \$ 2.00