

A-23240

78509

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT CLARA DOTY

hereinafter known as grantor, for the consideration hereinafter stated  
has bargained and sold, and by these presents does grant, bargain, sell and convey unto

RICHARD C. TYLER and DONNA M. TYLER,  
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Part of the W $\frac{1}{2}$  of the SE $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 32, Twp. 39 S., R. 8, E.W.M.,  
more particularly described as follows: Beginning at a point on the  
South line of the NE $\frac{1}{4}$  of Sec. 32, Twp. 39 S., R. 8, E.W.M., from which  
the quarter corner common to Secs. 32 and 33 bears North 89° 34' East  
678 feet distant; thence North 0° 06' East 1100.50 feet to the southerly  
line of the Ashland-Klamath Falls Highway; thence along said line South  
72° 21' West 340.10 feet; thence South 0° 06' West 1008.65 feet; thence  
North 89° 34' East 324 feet to the point of beginning, less all of that  
portion of said tract lying West of a line drawn 120 feet East of and  
parallel to the West line thereof.

SUBJECT TO: Liens and assessments of Klamath Project and Emmitt  
Irrigation District, and regulations, contracts, easements, and  
water and irrigation rights in connection therewith; Any unpaid  
charges or assessments of Emmitt Irrigation District; Agreement dated  
May 23, 1939, recorded May 27, 1939 in Deed Volume 122 page 350, 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 \$ 24,000.00  
~~Twenty four thousand and no/100ths~~  
(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 29th day of June 1973

(SEAL)

Clara Doty

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath ) ss. July 5<sup>th</sup>, 1973  
Personally appeared the above named Clara Doty

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

Before me:

*Shirley Dyer*  
Notary Public for Oregon.  
My commission expires 8-27-75

After recording return to:  
Mr. & Mrs. Richard Tyler  
Rt. 3 Box 384  
Klamath Falls, Oregon

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

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was re-  
ceived for record on the 5th day of July  
1973 at 9:48 o'clock A.M., and recorded in book  
8-73 on page 8488 Record of Deeds of  
said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Emily Rich* County Clerk-Recorder  
fee 2.00 Deputy

JUL 5 9 48 AM 1973

JUL 5 2 42 PM 1973

Record  
Book  
Page  
Selling  
Corporate  
of said  
County  
Recd  
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