

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

28-4840
 This Indenture Witnesseth, THAT H. DEAN MASON and JOAN CORALIE MASON, husband and wife; and ROBERT LECKLIDER and NANCY C. LECKLIDER, 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 DANNY L. NELSON and CYNTHIA L. NELSON, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 12 in Block 2, GREEN ACRES.

Subject to: Reservations, building restrictions, right, conditions, and easements as shown on the plat and in the dedication of Green Acres; Easements and rights of way of record and apparent on the land; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded July 24, 1970 in Book M-70 at page 6417, Microfilm Records.

Subject property is in the Green Acres Improvement District as disclosed by articles of incorporation filed August 20, 1971, in Book M-72 at page 9367.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 4,000.00.
 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 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 8th day of May, 1973

H. Dean Mason (SEAL) Robert Lecklider (SEAL)
Joan Coralie Mason (SEAL) Nancy C. Lecklider (SEAL)

STATE OF OREGON, County of Klamath ss. July 9th, 1973.
 Personally appeared the above named H. Dean Mason and Joan Coralie Mason, husband and wife, and Robert Lecklider and Nancy C. Lecklider, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Dean D. Guehrer
 Notary Public for Oregon.
 My commission expires 11/25/76

After recording return to:
Transamerica Title
600 Main
City of Astoria, Oregon

STATE OF OREGON,
 County of KLAMATH ss.

I certify that the within instrument was received for record on the 7th day of JULY, 1973, at 3:30 o'clock P.M., and recorded in book M-73 on page 8747. Record of Deeds of said County.

Witness my hand and seal of County affixed.

W. D. MILNE

By Hazel Hazel County Clerk—Recorder
PER 37.00 Deputy

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

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