

61-09374

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## WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT ROBERT E. FOELLER and THERESA A. FOELLER,

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  
 KENTON D. KNIGHT and RUTH A. KNIGHT,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

The Westerly 81.8 feet of Lot 14 of DEBIRK HOMES, according  
 to the official plat thereof on file in the records of Klamath  
 County, Oregon.

Subject to: Liens and assessments of Klamath Project and Klamath  
 Irrigation District, and regulations, easements, contracts,  
 water and irrigation rights in connection therewith; Rules, reg-  
 ulations, liens and assessments of the South Suburban Sanitary  
 District; Reservations and restrictions contained in the dedi-  
 cation of Debirk Homes; Protective Covenants of Debirk Homes  
 recorded June 30, 1958, Vol. 301 of Deeds, page 56, Records  
 of Klamath County, Oregon; Modification of Building Restriction  
 recorded February 26, 1960, in Vol. 319 of Deeds, page  
 246, Records of Klamath County, Oregon; Easements and rights  
 of way of record or apparent on the land, if any; and to real  
 property taxes for fiscal year commencing July 1, 1973, which  
 are now a lien but not yet payable.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 19,200.00  
~~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 owner s 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 13th day of July, 19 73  
 (SEAL) *Robert E. Foeller* (SEAL)  
 (SEAL) *Theresa A. Foeller* (SEAL)

STATE OF OREGON, County of Klamath ) ss. July 16, 1973  
 Personally appeared the above named Robert E. Foeller and Theresa A. Foeller,  
 husband and wife,  
 and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*James D. Bouchi*  
 Notary Public for Oregon.  
 My commission expires 10-25-74

After recording return to:

*Klamath Title Co.*

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 re-  
 ceived for record on the 16 day of JULY,  
 1973, at 3:58 o'clock P.M., and recorded in book  
 M 73 on page 9085 Record of Deeds of  
 said County.

Witness my hand and seal of County affixed.

WM. D. MILNE  
 County Clerk-Recorder  
 By *Harold D. Dyer* Deputy

FEE \$ 2.00