

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT W. F. REHFUSS,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents does grant, bargain, sell and convey unto LEWIS P. JOHNSON and BONNIE JEAN JOHNSON, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 4 and 5 in Block 311 DARROW ADDITION to the City of Klamath Falls, Klamath County, Oregon.

Subject to: Reservations and exceptions in the dedication of Darrow Addition shown in Book 3 of plats, page 12, Records of Klamath County, Oregon; Conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded October 30, 1914 in Book 42 at page 589, Deed Records; 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 \$21,000.00. 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 he is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, he has hereunto set his hand and seal this 30th day of July, 1973. (SEAL) *W. F. Reh Fuss* (SEAL) (SEAL) (SEAL)

STATE OF OREGON, County of Klamath) ss. July 31st, 1973.
Personally appeared the above named W. F. Reh Fuss,

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

Before me:

JAMES W. WESLEY
Notary Public for Oregon
My commission expires

James Wesley
Notary Public for Oregon.
My commission expires 1-20-76

After recording return to:
Mrs. Lewis P. Johnson
2330 Union
Klamath Falls, Oregon 97601

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 1st day of July, 1973, at 3:53 o'clock P.M., and recorded in book 773 on page 666. Record of Deeds of said County.

Witness my hand and seal of County affixed.

By *James Wesley* County Clerk-Recorder
Deputy

FFB 2.00

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