

A-23654

80334

Vol. <sup>M</sup> 72 Page 11722

## WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT WALTER J. ROGERS and EMMA P. ROGERS, 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 GEORGE H. COATS and DOROTHY R. COATS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 10, 11 and 12 in Block 10 of KLAMATH LAKE ADDITION to Klamath County according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: 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 \$ 10,200.00  
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 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 29th day of August, 1973.

*Walter J. Rogers* (SEAL) (SEAL)  
*Emma P. Rogers* (SEAL) (SEAL)

STATE OF OREGON, County of Klamath ) ss. August 30, 1973  
Personally appeared the above named Walter J. Rogers and Emma P. Rogers,  
husband and wife,  
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*[Signature]*  
Notary Public for Oregon.  
My commission expires 9-5-75

After recording return to:

*Dorothy R. Coats*  
404 Pioneer  
Klamath Falls, Ore.

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

STATE OF OREGON,

County of KLAMATH

I certify that the within instrument was received for record on the 30th day of August, 1973, at 1:58 o'clock P.M. and recorded in book 1173 on page 11722. Record of Deeds of said County.

Witness my hand and seal of County affixed.  
WM. D. MILNE COUNTY CLERK

By *Kazal Dragic* County Clerk—Recorder  
Deputy

FEE \$ 2.00

FILED 30 1 in File 1173

STATE OF  
COUNTY  
On the

Assistant  
the said instru  
stated that th