

#0140-296 R. Co A- 23702

81641

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT EARL DARROW and VIOLA DARROW, husband and wife,

hereinafter known as grantor s, for the consideration hereinafter stated
have bargained and sold, and by these presents do grant, bargain, sell and convey unto
BERNARD D. DOUGLAS and SANDRA D. DOUGLAS,

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

Tract 29 of YALTA GARDENS, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject to: Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; Any unpaid charges or assessments of Enterprise Irrigation District; Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions contained in the dedication of Yalta Gardens; Reservations and restrictions in deed recorded March 23, 1948, in Deed Vol. 218, page 303, 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 \$ 16,900.00
~~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 s 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 13th day of September, 19 73

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named Earl Darrow and Viola Darrow, husband and wife,

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

Before me:

Ernest W. Brown
Notary Public for Oregon.
My commission expires 11-12-74

After recording return to:

1st Fed Bldg
Shasta Plaza Bldg.

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 received for record on the 19 day of Sept. 19 73, at 11:59 o'clock a. M., and recorded in book M-73 on page 12710. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Harold D. Dugan* County Clerk-Recorder
Deputy

2.00