

81958

28-5761

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT PHILIP E. ANDERSON and CANDACE L. ANDERSON,

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  
 WALTER ROBERT WEBER and MARY JANE WEBER,

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

The Southerly 16.4 feet of the Westerly 55 feet of Lot 2;  
 the Westerly 55 feet of Lot 3; the Northerly 38.2 feet of  
 the Westerly 55 feet of Lot 4; all in Block 42 of First  
 Addition to the City of Klamath Falls.

Subject to: Easements and rights of way of record or  
 apparent on the land, if any; real property taxes for  
 fiscal year commencing July 1, 1973, which are now a  
 lien but not yet payable; and to a Trust Deed, recorded  
 April 3, 1972, in M-72 at page 3446, Microfilm Records,  
 for beneficiary Firstbank Mortgage Corporation, which said  
 Trust Deed was assigned to Federal Home Loan Mortgage Corp-  
 oration by instrument recorded May 24, 1972, in Book M-72  
 at page 5517, Microfilm Records, which said Trust Deed  
 grantees hereby expressly assume and agree to pay according  
 to the tenor thereof as same becomes payable and the note  
 accompanying it.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 19,000.00  
~~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 27th day of September 19 73

(SEAL)

(SEAL)

*Philip E. Anderson* (SEAL)  
*Candace L. Anderson* (SEAL)

STATE OF OREGON, County of Klamath ) ss. September 27, 19 73.  
 Personally appeared the above named Philip E. Anderson and Candace L. Anderson,  
 husband and wife,  
 and acknowledged the foregoing instrument to be their voluntary act and deed.

Marlene T. Addington  
 Notary Public for Oregon  
 My commission expires 3-21-77

Before me:

*Marlene T. Addington*  
 Notary Public for Oregon  
 My commission expires 3-21-77

After recording return to:

*W. R. & M. J. Walter Robert Weber*  
*418 Lincoln*  
*Klamath Falls, Oregon 97601*

STATE OF OREGON,

County of KLAMATH

ss.

I certify that the within instrument was re-  
 ceived for record on the 28th day of SEPTEMBER,  
 1973, at 9:10 o'clock A. M., and recorded in book  
 M. 73 on page 13123 Record of Deeds of  
 said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk-Recorder

By

*Hazel Dray*  
 Deputy

FEE \$ 2.00

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

SEP 28 9 10 AM 1973