

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT LAUREN C. CAMPBELL and GRACE CAMPBELL,

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

- DAVID BUFFINGTON and CHERYL D. BUFFINGTON - husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 40 and 41 in Block 32 of the FOURTH ADDITION TO NIMROD RIVER PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Easements and rights of way of record and those apparent on the land, if any, taxes for the current year, 1973-74, which are a lien but not yet payable, Reservations and restrictions as set forth on the plat and in the dedication of Fourth Addition to Nimrod River Park; and declaration of conditions and restrictions as set forth in that certain instrument recorded July 6, 1967 in Vol M-67 page 1751, and amendment to declaration of restrictions recorded July 6, 1967 in Vol M-67 page 5062, records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,000.00
~~However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,000.00~~
(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, We have hereunto set our hands and seal
this 27th day of August, 1973

(SEAL) *Lauren C. Campbell* (SEAL)
(SEAL) *Grace Campbell* (SEAL)

STATE OF OREGON, County of Klamath) ss. August 27th, 19 73
Personally appeared the above named Lauren C. Campbell and Grace Campbell

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

Before me:

Wm. D. Meine
Notary Public for Oregon.
My commission expires 7-30-77

After recording return to:

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 27th day of August, 19 73, at 1:07 o'clock P. M., and recorded in book 144 on page 144 of the Record of Deeds of said County.

Witness my hand and seal of County affixed.

By *Heber Clark* County Clerk-Recorder
Deputy

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

Fee \$2.00

STATE OF OREGON
Personally appeared
and acknowledged
(OFFICIAL SEAL)
NOTE-The sentence between the