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91867

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT DONALD L. HIGHTOWER and NORMA J. HIGHTOWER,

hereinafter known as grantors, for the consideration hereinafter stated  
 have bargained and sold, and by these presents do grant, bargain, sell and convey unto  
 WAYNE E. KERN and NANCY ILENE KERN,

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

Lot 5 in Block 41 of BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS,  
 Klamath County, Oregon.

SUBJECT TO: Taxes for the current fiscal year 1974-75, which are now a lien  
 but not yet payable; Easements and rights of way of record and those apparent  
 on the land, if any; and Restrictions according to instrument recorded  
 September 10, 1956, in Miscellaneous Volume 12 at page 250 and as modified by  
 instrument recorded July 9, 1959, in Volume 314 at page 80, Records of Klamath  
 County, Oregon.

AUG 12 11 53 AM 1974

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 23,500.00.  
~~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 owner s in fee simple of said premises: that they are free from  
 all incumbrances, except as above set out,  
 and that they will warrant and defend the same from all lawful claims whatsoever,  
 except those above set forth.

IN WITNESS WHEREOF, grantors ha ve hereunto set their hand s and seal s  
 this 9th day of August 19 74 .

*Donald L. Hightower* 8-12-74 (SEAL)  
*Norma J. Hightower* (SEAL)

STATE OF OREGON, County of Klamath ) ss. August 12th, 1974

Personally appeared the above named

DONALD L. HIGHTOWER and NORMA J. HIGHTOWER

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

Before me:

*Russ Owens*  
 Notary Public for Oregon.  
 My commission expires 5-14-76

After recording return to:

*First Federal*  
*54 2943 So. 6th*  
*Klamath Falls, O.R. 97601*

Until a change is requested, all tax statements  
 shall be sent to the following name and address:  
 First Federal Savings & Loan Assn.

2943 South Sixth Street  
 Klamath Falls, Oregon 97601

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

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was re-  
 corded for record on the 12th day of AUGUST  
 1974 at 11:35 o'clock A.M., and recorded in book  
 on page 2777 Record of Deeds of  
 said County.

Witness my hand and seal of County affixed.

WM D. MILNE

County Clerk - Recorder

By *Harold Dwyer* Deputy

FEE \$2.00