

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT ALBERT LEONARD BERGSTROM and VIVIAN C. BERGSTROM, husband and wife,

hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold by these presents do grant, bargain, sell and convey unto CORBYN R. POMEROY and LORNA L. POMEROY, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

PARCEL 1: The Westerly 80 feet of the Easterly 85 feet of Lots 9 and 10 in Block 3 of Altamont Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2: Beginning at the Northwest corner of Lot 9 in Block 3 of Altamont Acres; thence South along the West line of said Lot 9, 108.8 feet to the Northwest corner of the property herein to be described; thence East and parallel with the North line of said Lot, 221.9 feet; thence South and parallel with Altamont Drive 108.8 feet to the South line of Lot 10; thence West along the South line of said Lot 10, 221.9 feet to Altamont Drive; thence North along the West line of Lots 9 and 10 and parallel with Altamont Drive 108.8 feet to the place of beginning, being a portion of Lots 9 and 10 in Block 3 of Altamont Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: (1) Taxes for 1969-70 now a lien but not yet payable. (2) Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, water, and irrigation rights in connection therewith. (3) Rules, regulations, and assessments of South Suburban Sanitary District. (4) Reservations and restrictions contained in deed from A. L. Wishard and Erma M. Wishard, husband and wife, to C. L. Campbell and Lorene E. Campbell, husband and wife, dated November 13, 1925, recorded December 28, 1925, Deed Vol. 71, page 69, records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 14,350.00. 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 21st day of August 19 69.

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. August 21, 1969
Personally appeared the above named ALBERT LEONARD BERGSTROM and VIVIAN C. BERGSTROM, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon.

My commission expires June 14, 1979.

After recording return to:

CORBYN R. POMEROY Jr. & LORNA L. POMEROY

2937 Altamont Drive
Klamath Falls, Oregon. 97601.

From the Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 27th day of August 19, 74, at 11:57 o'clock A. M., and recorded in book 10454 on page 10454 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

County Clerk-Recorder

By

FEE \$ 2.00