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FORM No. 716—WARRANTY DEED (Individual or Corporate), (Grantees as Tenants by Entirety), 1-1-74

STEVENSON LAW PUBLISHING CO., PORTLAND, OR, 97204

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WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That G. H. MICHAEL and DOROTHY MICHAEL,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by GARY A. SHILL and JOYCE D. SHILL, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A piece or parcel of land situate in the South $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, and more fully described as follows:

Beginning at a point in the center line of a 60-foot roadway, from which the quarter section corner common to Sections 11 and 14, Township 39 South, Range 9 East of the Willamette Meridian, bears South $89^{\circ} 28'$ West along the said roadway center line 329.3 feet, and South $00^{\circ} 09'$ East along the North and South center line of the said Section 11, as marked on the ground by a well established fence line 1663.6 feet' and running thence South $00^{\circ} 16'$ East 331.9 feet, more or less, to a point in the South boundary line of the said $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 11; thence South $89^{\circ} 31\frac{1}{2}'$ East along the boundary line 130.8 feet; thence North $00^{\circ} 16'$ West 334.2 feet, more or less, to the center line of the before mentioned

(for continuation of this instrument, see reverse side of Deed) To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed,

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 25,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) (if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 3rd day of October, 1974; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

G. H. Michael
Dorothy Michael

STATE OF OREGON
County Klamath

STATE OF OREGON, County of Klamath

October 3, 1974

Personally appeared and

and Dorothy Michael

ment to be their voluntary act and deed.

each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
(SEAL) *Sheldon W. Brown*

Notary Public for Oregon

My commission expires: 11/17/74

Notary Public for Oregon

My commission expires:

(SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

First Federal
2943 So. Sixth
Klamath Falls, Ore.

Until a change is requested all tax statements shall be sent to the following address:

Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the day of October, 1974,

at 10 o'clock A.M., and recorded in book 100 on page 100 or as file/reel number 100. Record of Deeds of said county.

Witness my hand and seal of County affixed.

By *[Signature]* Recording Officer
Deputy

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(legal description continued from reverse side)

roadway; thence South 89° 28' West 130.8 feet, more or less, to the point of beginning, EXCEPTING THEREFROM that portion lying within the right of way of Bristol Avenue and that portion lying within the right of way of the USRS Drain Canal, SUBJECT, HOWEVER, TO THE FOLLOWING:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument including the terms thereof, recorded April 1, 1947 in Book 204 at page 231, Deed Records.

STATE OF OREGON,
County of Klamath
Filed for record at request of
TRANSAMERICA TITLE INS. CO
on the 8th day of OCTOBER A.D. 1974
at 10:50 o'clock AM, and duly
recorded in Vol. M 74 of DEEDS
Page 13147
Wm D. MILNE, County Clerk
By Hazel L. Hayes Deputy
31.0

DATE
STATE OF
County
Personal
MATTERS
ment in