

1-174

WARRANTY DEED-TENANTS BY ENTIRETY



96820

KNOW ALL MEN BY THESE PRESENTS, That Joseph C. Fitzwater and Barbara Jeanne Earle, as tenants in common,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Edith M. Webb and Mary Jeanette Webb, 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:

The Westerly 40 feet of the Easterly 80 feet of Lot 1 in Block 5 and the Westerly 80 feet of Lot 2 in Block 5 of DIXON SECOND ADDITION, Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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;

and that 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 \$ 7,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the part of the consideration (indicate which). (The sentence between the symbols ①, 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 day of January, 1975; 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.

JOSEPH C. FITZWATER *Joseph C. Fitzwater*

By *Barbara Jeanne Earle*  
His Attorney-in-Fact

*Barbara Jeanne Earle*  
BARBARA JEANNE EARLE

STATE OF OREGON, County of \_\_\_\_\_ ss.

Personally appeared \_\_\_\_\_ and

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: \_\_\_\_\_ (OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

CALIFORNIA

STATE OF OREGON, ss.

County of SHASTA  
January 15, 1975

Personally appeared the above named  
Barbara Jeanne Earle

and acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed.

LENORA B. SMITH

NOTARY PUBLIC - CALIFORNIA

OFFICIAL SEAL  
My Commission Expires Mar. 17, 1975

Notary Public for California

1708 Placer St., Redding, CA 96001  
My Commission Expires 3-17-75

FORM No. 159-ACKNOWLEDGMENT BY ATTORNEY-IN-FACT

CALIFORNIA

STATE OF OREGON, ss.

County of SHASTA

On this the day of January 15, 1975 personally appeared

BARBARA JEANNE EARLE

who, being duly sworn (or affirmed), did say that she is the attorney in fact for

JOSEPH C. FITZWATER

and that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowledged said instrument to be the act and deed of said principal.

OFFICIAL SEAL  
LENORA B. SMITH  
NOTARY PUBLIC - CALIFORNIA  
SHASTA COUNTY  
My Commission Expires Mar. 17, 1975

1708 Placer St., Redding, CA 96001

Before me:  
*Lenora B. Smith*  
NOTARY PUBLIC FOR CALIFORNIA  
My Commission Expires: 3-17-75

(OFFICIAL SEAL)

Return & Tapes  
First Federal  
540 Main  
City

STATE OF OREGON, }  
County of Clatsop } ss.

Filed for record at request of:

TRANSAMERICA TITLE INS. CO

on this 21st day of January A. D., 19 75

at 3:50 o'clock P. M. and duly

recorded in Vol. M 75 of DEEDS

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WM. D. MILNE, County Clerk

By Hazel Craig Deputy.

Fee \$ 4.00