

99390

WARRANTY DEED--TENANTS BY ENTIRETY Vol. 15 Page 3554

KNOW ALL MEN BY THESE PRESENTS, That James E. Motley and Mildred M. Motley, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Daryl A. Polley and Connie B. Polley, 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 thereto belonging or ap-

pertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 18 in Block 5 of THIRD ADDITION TO MOYINA, LESS the Westerly 10 feet thereof, Klamath County, Oregon.

Subject, however to the following:

1. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

2. An easement created by instrument, including the terms and provisions thereof, dated June 1, 1956, recorded June 8, 1956 in Book 284 at page 22, Deed Records, in favor of California Oregon Power Company for electric transmission line over the SW $\frac{1}{4}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 36 and other property.

3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of Third Addition to Moyina.

4. An easement created by instrument, including the terms and provisions thereof, dated November 1, 1974, recorded November 21, 1974 in Book M-74 at page 14990 in favor of S. O. Cable Co. for broadcasting purposes.

(see reverse side of this deed for continuation)
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 \$29,100.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The sentence between the symbols ©, 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 2 day of April, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
April 2, 1975

Personally appeared the above named James E. Motley and Mildred M. Motley, husband and wife,

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

Before me:
(OFFICIAL SEAL) *Lu Nelson*
Notary Public for Oregon
My commission expires 2-3-79

STATE OF OREGON, County of) ss.
Personally appeared _____, and _____, who, being duly sworn, 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 _____, a corporation, 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:
Notary Public for Oregon
My commission expires: _____

After recording return to:

First National
P.O. Box 1935
City

NAME, ADDRESS, ZIP

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

First National
P.O. Box 1935
City

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____,

at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/rec# number _____

Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

APR 2 1975

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5. Proof that there are no parties in possession, or claiming to be in possession, other than above vestees.
6. Any statutory liens for labor or material, including liens for contributions due to the State of Oregon for unemployment compensation and for workmen's compensation, which have now gained or hereafter may gain priority over the lien of the insured mortgage, which liens do not now appear of record.

STATE OF OREGON,
County of Klamath

Filed for record at request of

TRANSAMERICA TITLE INS. CO.

on this 2nd day of APRIL A.D. 1975

at 3:55 o'clock PM, and duly

recorded in Vol. M 75 of DEEDS

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Wm D. MILNE, County Clerk

By [Signature] Deputy

Fee \$ 4.00

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