

3455

WARRANTY DEED
(Grantees as Tenants by Entirety)CRATER TITLE INSURANCE CO. P. O. BOX 336, 604 W. MAIN ST., MEDFORD, OREGON
JOSEPHINE COUNTY TITLE CO. P. O. BOX 71, 507 N.E. 6th ST., GRANTS PASS, OREGONCTI #31411 Page 9023
Vol. 723KNOW ALL MEN BY THESE PRESENTS, That FRIEDA S. JANTZER, hereinafter called the grantor,
for the consideration hereinafter stated to the grantor paid by MORRIS D. SILLS AND RUTH A. SILLS, 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:

Tract 162 of the Resubdivision of the Southerly portion of Tracts B and C,
Frontier Tracts, a platted portion of Klamath County, Oregon, according to
the official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

SUBJECT TO:

- 1) All 1975-76 taxes.
- 2) Easement and release of damages, including the terms and provisions thereof,
to United States of America as shown by the records of Klamath County, Oregon,
relative to raising and/or lowering the water of Upper Klamath Lake between the
elevations of 4143.3 feet and 4137 feet above sea level.
- 3) Reservations and restrictions contained in deed from Frontier Guest Ranch, an
Oregon Corporation, to Byron D. Winningham and Marion M. Winningham, husband
and wife recorded 5-27-60 in Volume 321 of Deeds, Page 478, Klamath County, Oregon.

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 set forth aboveand that grantor will warrant and forever defend the above granted 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 \$ 3,000.00In construing this deed and where the context so requires, the singular includes the plural, the masculine in-
cludes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to
make the provisions hereof apply equally to corporations and to individuals.Witness my hand and seal this 31st day of JULY, 1975.(SEAL) Frieda S. Jantzer (SEAL)(SEAL) FRIEDA S. JANTZER (SEAL)

STATE OF OREGON

County of JACKSON

ss

JULY 31, 1975BEFORE ME PERSONALLY appeared the above named FRIEDA S. JANTZERand acknowledged the foregoing instrument to be her voluntary act and deed.Annabell Foster
Notary Public for OregonMy Commission expires: 7-9-79State of Oregon }
County of Klamath } ss.I hereby certify that the within instrument of writing was received and filed
at 3:00 P.M. the 4th day of August, 1975, and is
recorded in Deeds County, Oregon.
Wm. D. Milne County Clerk By Ray D. Craig Deputy
Fee \$3.00JOSEPHINE COUNTY TITLE CO. P. O. BOX 71, 507 N.E. 6th ST., GRANTS PASS, OREGON
CRATER TITLE INSURANCE CO. P. O. BOX 336, 604 W. MAIN ST., MEDFORD, OREGONUntil a change is requested, all tax statements shall be sent to the
following address:RETURN TO
Mail tax statements to:
Grantee3555 Ryunge H.
White City, Or. 97501

TITLE INSURANCE COMPANY

S M O R S

WARRANTY
DEED