

7085

38-9960

WARRANTY DEED—TENANTS BY ENTIRETY

14145

KNOW ALL MEN BY THESE PRESENTS, That Albert Nelson and
Thelma M. Nelson, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Norman P. Fraley and Geanne G. Fraley, aka Norman Fraley and Geanne G. Fraley, 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:

All of Lot 24 in Block 3 of FIRST ADDITION TO ALTAMONT ACRES, EXCEPTING therefrom the Westerly 95 feet of the Easterly 205 feet.

ALSO EXCEPTING the Southerly 5 feet taken by Klamath County for the widening of Delaware Street in Deed Volume 348 at page 571.

(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 \$ none. 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). (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 24th day of November, 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.
November 24, 1975

Personally appeared the above named
Albert Nelson and Thelma M.
Nelson

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me:
Gwendolyn R Schlumbohm
(Notary Seal)
Notary Public for Oregon
My commission expires 7-21-77

STATE OF OREGON, County of) ss.
November 24, 1975

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 be-
half 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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

TH - Marlene

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,)
County of Klamath) ss.

I certify that the within instru-
ment was received for record on the
12th day of NOVEMBER, 1975,
at 10:49 o'clock A.M., and recorded
in book M 75 on page 14145 or as
file/reel number 7185.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

WM. D. MILNE
By Hazel D. Milne, Deputy
Recording Officer

FEE \$ 3.00

75 NOV 12 AM 10 49