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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT WAYNE D. BROCK,

38-10182

hereinafter known as grantor, for the consideration hereinafter stated  
has bargained and sold, and by these presents does grant, bargain, sell and convey unto  
NEAL W. VAN HOUTEN and GENEVIEVE A. VAN HOUTEN,  
husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 3 in Block 6 of SECOND ADDITION TO SUNSET VILLAGE, Klamath County,  
Oregon.

Subject to: Regulations, including levies, assessments, water and  
irrigation rights and easements for ditches and canals of Enterprise  
Irrigation District; Regulations, including levies, liens, assess-  
ments, rights of way and easements of the South Suburban Sanitary  
District; Restrictions, set-back lines and utility easements as set  
forth in the plat and dedication of Second Addition to Sunset Village;  
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 8, 1970, in  
Book M-70 at page 2738; Levies and assessments of the Sunset Village  
Lighting District; Easements and rights of way of record and those  
apparent on the land, if any; and to a Mortgage to Equitable Savings  
and Loan Association, an Oregon Corporation, recorded April 30, 1971,  
in Book M-71 at page 3847, which said Mortgage grantees hereby ex-  
pressly assume and agree to pay according to the tenor thereof as same  
becomes payable and the note accompanying it.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$41,500.00.  
However, the actual consideration includes other property which is part of the consideration.  
(Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantor as an  
estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and  
their assigns, that he is the owner in fee simple of said premises; that they are free from  
all incumbrances, except those above set forth,  
and that he will warrant and defend the same from all lawful claims whatsoever,  
except those above set forth.

IN WITNESS WHEREOF, he has hereunto set his hand and seal  
this 2nd day of January, 1976  
Wayne D. Brock (SEAL) (SEAL)

WASHINGTON  
STATE OF OREGON, County of King ) ss. January 5<sup>th</sup>, 1976  
Personally appeared the above named Wayne D. Brock,

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

Before me:

Olene Y. Hathaway  
Notary Public for Oregon Washington  
My commission expires October 29, 1979

After recording return to:

Bruce Owens Realty,  
520 - Klamath Ave.  
City.

Until a change is requested, all tax statements  
shall be sent to the following name and address:  
Equitable Savings & Loan Assn.  
Klamath Falls, Oregon 97601

From the Office of  
GANONG & SISEMORE  
538 Main Street  
Klamath Falls, Oregon 97601

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was re-  
ceived for record on the 28th day of JANUARY  
1976, at 2:34 o'clock PM., and recorded in book  
N 76 on page 1346 Record of Deeds of  
said County.

Witness my hand and seal of County affixed.

By [Signature] County Clerk-Recorder  
Deputy  
FEE \$ 3.00

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