

11064

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That CALON McCLENDON

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by HERMAN TOWNSEND and BERTHA TOWNSEND, 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:

A tract of land situated in the West 1/2 of the SE 1/4 of Section 34, Township 36 South, Range 14 East of the Willamette Meridian.

Beginning at an iron pin in the Southwesterly boundary of the Klamath Falls-Lakeview Highway from which the one-quarter corner of the Southerly boundary of Section 34 bears South 0°45' 1/2" East 2146.0 feet; thence South 20°06' East along said Southwesterly boundary of said Highway 788.7 feet to the true point of beginning; thence South 20°06' East 79.7 feet; thence South 79°34' West 125.0 feet; thence North 20°06' West 79.7 feet; thence North 79°34' East 125.0 feet to the true point of beginning.

(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 as of the date of this deed, if any, 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 \$ 1,200.00

~~However, if the consideration is not stated in terms of dollars, the consideration shall be stated in terms of some other unit of value, such as gold or silver, and the consideration shall be stated in terms of the unit of value so stated.~~ (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 27th day of February, 1976, 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)

Calon McClendon

STATE OF OREGON,
County of Klamath
February 27, 1976

Personally appeared the above named
Calon McClendon

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

Before me,
Notary Public for Oregon
My commission expires Sept 30, 1977

Calon McClendon

Box 552

Bly, Oregon

GRANTOR'S NAME AND ADDRESS

Herman and Bertha Townsend

Bly, Oregon

GRANTEE'S NAME AND ADDRESS

After recording return to:

Herman Townsend
Box 552
Bly, Oregon

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

Same
NAME, ADDRESS, ZIP

STATE OF OREGON, County of _____ ss.
_____, 19____

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: _____

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 9th day of MARCH, 1976, at 8:30 o'clock AM., and recorded in book M. 76 on page 3268 or as file/reel number 11064.

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

W. D. MILNE
Recording Officer
By Hazel Inagaki Deputy

FEE \$ 3.00