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10627

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT CYRIL V. COOK and EVA M. COOK, husband and

wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold by these presents do grant, bargain, sell and convey unto BRADLEY McDONALD and CYNTHIA A. McDONALD, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning at the Easterly corner of Lot 10 in Block 5, Ewauna Heights Addition to the City of Klamath Falls, Oregon, being the corner of Second Street and the alley through said Block 5; thence Northwestwardly along the Southerly side of Second Street 55 feet; thence Southwestwardly at right angles with Second Street 52 feet to a point on the Southerly line of said Lot; thence Southeastwardly along the Southerly line of said Lot 55 feet to the most Southerly corner of said Lot; thence Northeastwardly along the Southeastwardly line of said Lot to the place of beginning, being the Southeastwardly one-half of said Lot 10.

SUBJECT TO: 1969-70 real property taxes which are now a lien but not yet payable; and to easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 8,500.00
~~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 grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, They have hereunto set their hands and seals
 this 9th day of September, 19 69.

(SEAL)

Cyril V. Cook

(SEAL)

(SEAL)

Eva M. Cook

(SEAL)

STATE OF OREGON, County of Klamath) ss. September 16, 19 69
 Personally appeared the above named Cyril V. Cook and Eva M. Cook, husband and wife,

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

Before me:

Suzendolyn R. Schlumbohm
 Notary Public for Oregon
 My commission expires July 21, 1973

After recording return to:
Cynthia A. McDonald
Post-Walling Circle
West Linn Or 97068

From the Office of
 GANONG, GANONG & GORDON
 First Federal Building
 Klamath Falls, Oregon 97601

STATE OF OREGON, } ss.
 County of Klamath
 I certify that the within instrument was received for record on the 14 day of JULY, 1976, at 9:05 o'clock A.M., and recorded in book M. 76 on page 10627 Record of Deeds of said County.
 Witness my hand and seal of County affixed.

WM. D. MILNE
 County Clerk-Recorder
 By *Hazel Drayton* Deputy

FEE \$ 3.00