

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT L. H. STRID, also known as Louis H. Strid, and ALMA M. STRID, his wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto EDDIE KENT WELLS and MARGARET HELEN WELLS, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lots 7 and 8 in Block 10 of Dixon Addition to the City of Klamath Falls, Klamath County, Oregon, according to the official plat thereof.

Subject to: Taxes for the tax year commencing July 1, 1976, which are now a lien but not yet payable; Zoning ordinances, building and use restrictions and easements of record, if any there may be, and to proceedings to pave Hughes Street, which said public improvement lien and assessment has not yet gone of record, but which grantees assume and agree to pay.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,000.00
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 1st day of September, 1976.

L. H. Strid (SEAL) (SEAL)

Alma M. Strid (SEAL) (SEAL)

STATE OF OREGON, County of Klamath) ss. September 3, 1976
Personally appeared the above named L. H. Strid, also known as Louis H. Strid, and
Alma M. Strid, his wife,

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

Before me:

Susan L. Stowell
Notary Public for Oregon
My commission expires 6-13-80

After recording return to:

Eddie K. and Margaret H. Wells
124 Laguna St.,

Klamath Falls, Oregon 97601

Until a change is requested, all tax statements
shall be sent to the following name and address:

Eddie K. and Margaret H. Wells
124 Laguna St.,

Klamath Falls, Oregon 97601

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

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was re-
ceived for record on the 10th day of September
1976, at 3:29 o'clock P. M., and recorded in book
M76 on page 4241 Record of Deeds of
said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk-Recorder

fee \$3.00

B. Sandy de Lore Deputy

76 SEP 10 PM 3 29