

1-1-74

19116

A-27314

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M76 Page 14594

KNOW ALL MEN BY THESE PRESENTS, That
Welch, husband and wife

John W. Welch and Ruth A.

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by... Lawrence E. Jordan and Jean Jordan, 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:

Lots 1, 2, 3 and 4 of Block 61 of CITY OF MALIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPT THEREFROM the West 50 feet of said lots conveyed to Joe Halousek and Gladys Halousek, husband and wife, by Deed dated October 27, 1949, recorded November 12, 1949 in Deed Volume 235 page 171, records of Klamath County, Oregon; and ALSO EXCEPTING the East 16 feet of said lots conveyed to the City of Malin, Klamath County, Oregon by two deeds dated December 11, 1929, recorded January 3, 1930 in Deed Volume 89 pages 507 and 508, records of Klamath County, Oregon. Subject, however, to the following:

1. Any unpaid charges or assessments of the City of Malin for municipal improvements, if any.

(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 \$ 4,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 17th day of September, 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)

John W. Welch
John W. WelchRuth A. Welch
Ruth A. WelchSTATE OF OREGON,
County of Klamath } ss.
September 17, 1976STATE OF OREGON, County of Klamath } ss.
September 17, 1976

Personally appeared the above named John W. Welch and Ruth A. Welch, husband and wife

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

(Before me)
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 3-19-77

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 } ss.

I certify that the within instrument was received for record on the 17th day of September, 1976, at 11:36 o'clock A.M., and recorded in book M76 on page 15494 or as file/reel number 19116.

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

Wm. D. Milne, County Clerk
Recording Officer
Deputy

fee \$3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Lawrence E. Jordan
P.O. Box 263
Malin Oregon
NAME, ADDRESS, ZIP

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

Lawrence E. Jordan
P.O. Box 263
Malin Oregon
NAME, ADDRESS, ZIP

76 SEP 17 AM 11 36