

1915

WARRANTY DEED—TENANTS BY ENTIRETY

EMMA LOU BENTON

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KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by RAYMOND JOSEF LAMARCHE and EVA BINGHAM LAMARCHE, 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:

Lot 11 in Block 7, Tract No. 1037, known as FIFTH ADDITION TO SUNSET VILLAGE.

SUBJECT TO:

1. Regulations, including water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District;
2. Regulations, including rights-of-way and easements of the South Suburban Sanitary District;
3. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin as shown on the recorded plat of FIFTH ADDITION TO SUNSET VILLAGE;
4. 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 June 13, 1972, Book M-72, Page 6318;

(SEE REVERSE)

(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 save and except has hereinabove set forth,

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 \$ 30,500.00

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 15th 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.

Emma Lou Benton

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
September 15, 1976

Personally appeared the above named
Emma Lou Benton

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

Before me,
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 3-8-78

STATE OF OREGON, County of) ss.
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Personally appeared 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:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires:

Emma Lou Benton
P.O. Box 94
Chiloquin, Oregon 97624
GRANTOR'S NAME AND ADDRESS
Raymond Josef & Eva Bingham LaMarche
3916 Redondo Way
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

F.F.S. & L
main

NAME, ADDRESS, ZIP

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

F.F.S. & L
main

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of)
I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book on page or as file/reel number. Record of Deeds of said county. Witness my hand and seal of County affixed.

By Recording Officer
Deputy

- ⑤ Set-back provisions as delineated on the recorded plat, 25 feet from front lot line and 5 feet from side lot line and 20 feet along arterial street;
⑥ Utility easements as delineated on the recorded plat along rear lot line and being 8 feet in width.

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Transamerica Title Co.

this 24th day of September 1976 at 10:34 o'clock A. M.,
duly recorded in Vol. M76, of Deeds on Page 15012

Wm D. MILNE, County Clerk

fee. \$6.00

By David J. De Vere