

L#0140-995 mte-2518

FORM No. 716—WARRANTY DEED (Individual or Corporate). (Grantor as Tenants by Entirety).

1-1-74

21109

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Laura A. Milani

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by John J. Ramos and Cheryl A. Ramos, 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:

Beginning at a point located 30 feet West and 498 feet South of the Northeast corner of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, on the East line of Lot 9 of Kielsmeier Acre Tracts, thence South 104 feet, thence West 155 feet, thence North 104 feet, thence East 155 feet, to the point of beginning, being a part of said NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 2, and being part of Tract 9 of said Kielsmeier Acre Tracts, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District. Rights of the public in and to any portion of the herein described premises lying within the limits of streets and roads.

(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 those of record

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 \$ 26,500.00. 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 2nd day of November, 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)

STATE OF OREGON, } ss.
County of Klamath
November 2, 1976

Personally appeared the above named
Laura A. Milani

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

Before me:
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 11-12-78

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:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

1st Federal - Shasta Plaza

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 3rd day of NOVEMBER, 1976, at 12:19 o'clock P.M., and recorded in book M. 76 on page 17470 or as file/reel number 21109, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. MILNE

By Hazel J. J. Deputy Recording Officer

FEE \$ 3.00