

23065

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 16

Page 20216

16

KNOW ALL MEN BY THESE PRESENTS, That Richard Ivan Lehrman and
Glenda Louise Lehrman, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Luis E.
Ponce and Doris I. Ponce, 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 ap-
pertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 17 KENNICOTT COUNTRY ESTATES, Klamath County, Oregon.
Subject, however to the following:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.
 2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
 3. Restrictions, set back provisions and utility easements, as delineated on the recorded plat, but omitting restrictions, if any, based on race, color, religion or national origin.
 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 April 15, 1960, Book: 14 Page 45.

(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 en-
tirety, 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 \$ 25,850.00.
However, the actual consideration consists of or includes other property or value given or promised which is
the whole or part of the 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 December, 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
December 17, 1976

Personally appeared the above named
Richard Ivan Lehrman and Glenda
Louise Lehrman

and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

Before me, L. Nelson
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 2-3-79

Richard Ivan Lehrman
Glenda Louise Lehrman
STATE OF OREGON, County of Klamath,) ss.
December 17, 1976

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 be-
half 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)

After recording return to:
First National Bank of Oregon
P.O. Box 1936
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
First National Bank of Oregon
P.O. Box 1936
Klamath Falls, Ore. 97601
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.
County of KIAMATH
I certify that the within instru-
ment was received for record on the
17th day of DECEMBER, 1976
at 3:50 o'clock P. M., and recorded
in book M. 76 on page 20216 or as
file/reel number 23065
Record of Deeds of said county.
Witness my hand and seal of
County affixed.

FEE \$ 3.00

WM. D. MILNE
By Glenda Louise Lehrman Recording Officer
Deputy