

25636

WARRANTY DEED—TENANTS BY ENTIRETY

KNOW ALL MEN BY THESE PRESENTS, That Leisure Lodge, Inc., a California Corporation

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Guenter Schoener and Erika Schoener, 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 21, Block 1 of Leisure Woods Subdivision Tract 1074, a platted Oregon Subdivision on file in the Klamath County Courthouse, Klamath Falls, Oregon

(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 subject to (1) deed restrictions recorded in the Deed Records of Klamath County, State of Oregon, located in the Klamath County (see reverse) 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 \$ 3,000.00. 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 9 day of February, 1977, 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.

STATE OF OREGON
County of _____

ss.

Personally appeared the above named _____

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires _____

Leisure Lodge, Inc.
13431 Flower
Garden Grove, California 92543
GRANTOR'S NAME AND ADDRESS

Guenter and Erika Schoener
544 Mansfield Street
Springfield, Oregon 97477
GRANTEE'S NAME AND ADDRESS

After recording return to:
Lane County Courthouse
P.O. Box 1436
Astoria, Oregon 97103
NAME, ADDRESS, ZIP

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

Guenter and Erika Schoener
544 Mansfield Street
Springfield, Oregon 97477
NAME, ADDRESS, ZIP

Emery H. Owens Pres.

California
STATE OF OREGON, County of ORANGE, ss.
February 9, 1977

Personally appeared Emery H. Owens 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 Leisure Lodge, Inc.

_____ 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:
Lorna White
Notary Public for Oregon
My commission expires _____

OFFICIAL SEAL
LORNA WHITE

Notary Public - California
PRINCIPAL OFFICE IN _____

My Commission Expires Jan. 6, 1980

STATE OF OREGON, ss.

County of _____
I certify that the within instrument was received for record on the _____ day of _____, 1977,

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.

Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

77 FEB 18 AM 9 17

Courthouse, Klamath Falls, Oregon, and recorded in Volume M-73, page 4975; (2) Right-of-Way easement held by Midstate Electric Cooperative, Inc. for the purpose of constructing, operating and maintaining electric transmission and distribution lines as recorded in the Klamath County Deed Records, Klamath County Courthouse, Klamath Falls, Oregon, in Volume M-75, page 9530; and (3) Reservations and restrictions contained in the dedication of Leisure Woods Subdivision, which said restrictions and reservations are found on the filed plat located in the Town Plat records of the County of Klamath, State of Oregon, Klamath County Courthouse, Klamath Falls, Oregon, in Volume 20, pages 11, 12, and 13 of the Town-Plat Records.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXX~~

this 18th day of February A. D. 1977 at 9:17 o'clock A. M.

duly recorded in Vol. M 77, of DEEDS on Page 2923

FEE \$ 6.00

Wm D. MILNE, County Clerk

By *[Signature]*