

26656

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WARRANTY DEED TO CREATE ESTATE IN THE ENTIRETY

This Indenture Witnesseth, THAT CLEM N. BRESHEARS and ANNIE B. BRESHEARS,

husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto CLAUDE A. TAYLOR and GENEVIEVE TAYLOR, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 102 of PLEASANT HOME TRACTS NO. 2.

Subject to: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Enterprise Irrigation District and regulations, contracts, easements, water and irrigation rights in connection therewith; rules, regulations, liens and assessments of South Suburban Sanitary District; Conditions and restrictions as contained in instrument recorded February 6, 1940, in Deed Volume 127 at page 75; Reservations and restrictions, including the terms and provisions thereof, as set forth in Deed Volume 150 at page 407, recorded October 16, 1942.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 6,500.00
~~However, the actual consideration includes other property which is part of the consideration.~~
 (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owner s in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seal s
 this 16th day of June, 1971

(SEAL) x Clem N. Breshears (SEAL)

(SEAL) x Annie B. Breshears (SEAL)

STATE OF OREGON, County of Klamath) ss. June 16, 1971

Personally appeared the above named Clem N. Breshears and Annie B. Breshears,

husband and wife,

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

Before me:

Notary Public for Oregon.

My commission expires 4-14-74

SHERMAN E. HOLT
NOTARY PUBLIC - OREGON

After recording return to:

Claude G. Taylor
 2205 Union
 City

From the Office of
 GANONG, GANONG & GORDON
 First Federal Building
 Klamath Falls, Oregon 97601

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was received for record on the 14th day of March, 1977, at 12:21 o'clock PM, and recorded in book M77 on page 4303 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

By Hazel Dargie County Clerk-Recorder
Deputy

FEE \$ 3.00

77 MAR 14 PM 12 21