

28-12558 01-10671

FORM No. 716-WARRANTY DEED (Individual or Corporate), (Grantees as Tenants by Entirety).

1-1-74

29448

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 77 Page 2696

REVENUE LAW PUBLISHING CO., PORTLAND, OR. 97204

KNOW ALL MEN BY THESE PRESENTS, That Edward E. Bjurstrom and Phyllis L. Bjurstrom, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Robert L. Salley and Kay A. Salley

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 2 in Block 6 of Tract 1063, THIRD ADDITION TO VALLEY VIEW, 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 7, 1970 Book: M-70 Page: 2696.  
(for continuation of this legal description see reverse side of this deed)  
(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 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 \$ 39,500.00

~~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 11<sup>th</sup> day of May, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }  
County of Josephine } ss.  
May 11, 1977

Personally appeared the above named Edward E. Bjurstrom and Phyllis L. Bjurstrom

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

Before me: Donald Bert Hamilton  
Notary Public for Oregon  
My commission expires MARCH 29, 1981

x Edward E. Bjurstrom  
Edward E. Bjurstrom  
x Phyllis L. Bjurstrom  
Phyllis L. Bjurstrom  
STATE OF OREGON, County of } ss.  
May 11, 1977

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: \_\_\_\_\_

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
PFSH  
M.D.M.

NAME, ADDRESS, ZIP

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

Same

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.

Recording Officer

By \_\_\_\_\_ Deputy



8230

5. 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 : September 28, 1972 Book: M-72 Page: 11040.

STATE OF OREGON; COUNTY OF KLAMATH; ss.  
Filed for record at request of TRANSAMERICA TITLE INS. CO  
this 11th day of MAY A. D. 19 77 at 3:56 o'clock P. M., and  
duly recorded in Vol. M77, of DEEDS--FEE on Page 8229  
FEE \$ 6.00

By Wm D. MILNE, County Clerk  
Hazel Drazel