

30523

01-10703

MVT 3476

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

Vol. 27 Page 9721

This Indenture Witnesseth, THAT LARRY JOHN KINDER and GENEVIEVE KINDER, hus-

band 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

JAMES F. CHRISTINA and JUDITH J. CHRISTINA,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 1, Block 15, FIRST ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Right of Way for electric power transmission and incidentals 225 feet wide, as conveyed to the California Oregon Power Company and shown on the recorded plat, (Affects rear 112 feet more or less); Reservations as contained in plat dedication; Easements and rights of way of record and those apparent on the land, if any.

ALSO SUBJECT TO an undivided one-half interest in a wall located on the subject property and conveyed for the benefit of Lot 11, Block 23, FOURTH ADDITION TO KLAMATH RIVER ACRES, including the terms and provisions thereof, set forth by said conveyance recorded February 10, 1977, in Volume M77, page 2488, Microfilm Records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 44,900.00
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 owners 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 seals
this 3rd day of May, June 1977

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. JUNE 3, 1977
Personally appeared the above named Larry John Kinder and Genevieve Kinder,
husband and wife,

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 20, 1981

After recording return to:

First Federal

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

James F. Christina

Klamath Falls, Oregon 97601

From the Office of
GANONG & SISEMORE
538 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the day of 1977, at 2:22 o'clock P. M., and recorded in book M77 on page 9721. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk—Recorder

By

Hazel W. Hazel

Deputy

Fee \$3.00

JUN 3 1977