

401-41291 7/138-1298
33738

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT G. O. ERLANDSON,

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hereinafter known as grantor, for the consideration hereinafter stated
has bargained and sold, and by these presents do es grant, bargain, sell and convey unto

GEORGE R. SPANGLER and LOUISE SPANGLER,

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

Lot 5 in Block 1 of THE HIGHLANDS, according to the official plat
thereof on file in the office of the County Clerk of Klamath County,
Oregon,

SUBJECT TO: Easements and rights of way of record and those apparent
on the land, if any; Reservations and restrictions contained in deed
from State of Oregon to Rowe F. Kinney and Emma L. Kinney, his wife,
recorded Aug. 27, 1948, in Vol. 224, page 259, Deed Records of Klamath
County, Oregon, as follows: "Reserving to the State of Oregon all the
coal, oil, gas and other minerals in said above described lands, together
with the right to prospect for, mine and remove the same."; Reservations
and restrictions contained in the dedication and shown on the plat of
The Highlands; Declaration of Conditions and Restrictions, including
the terms and provisions thereof, recorded July 3, 1973, in Vol. M73,
page 8466, Microfilm records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 8,950.00
~~However, this 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 grantor do es hereby covenant, to and with the said grantees, and
their assigns, that he is the owner in fee simple of said premises; that they are free from
all incumbrances, except those above set forth,
and that he will warrant and defend the same from all lawful claims whatsoever,
except those above set forth.

IN WITNESS WHEREOF, grantor has hereunto set his hand and seal
this 31st day of May 19 74

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. June 4, 19 74
Personally appeared the above named G. O. Erlandson

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

Until a change is requested, all tax
statements shall be sent to George R.
and Louise R. Spangler, 1747 Carlson,
Klamath Falls, Oregon. 97601

Before me:

Notary Public for Oregon
My commission expires February 27, 1975

After recording return to:

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

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was re-
ceived for record on the 8 day of August
19 77, at 3:55 o'clock P. M. and recorded in book
M 77 on page 14311 Record of Deeds of
said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Hazel Drazie

County Clerk-Recorder

Deputy

Fee \$3.00