

T/A 38-12839-M

FORM No. 166—DEED CREATING AN ESTATE BY THE ENTIRETY—Husband to Wife or Wife to Husband.

1-1-74

34103

DEED CREATING ESTATE BY THE ENTIRETY

Vol. 77 Page 14847

KNOW ALL MEN BY THESE PRESENTS, That STEVEN JAMES HORTON (hereinafter called the grantor), the spouse of the grantee hereinafter named, for the consideration hereinafter stated, has bargained and sold and by these presents does grant, bargain, sell and convey unto CAROL A. HORTON (herein called the grantee), an undivided one-half of the following described real property situate in Klamath County, Oregon, to-wit:

A tract of land situated in the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 36, Township 36 South, Range 11 East of the Willamette Meridian, as follows:

Beginning at the Southwest corner of said Section 36; thence North along the West line of said Section 660 feet to the true point of beginning; thence East at right angle 1320 feet; thence Northwesterly to a point on the West section line 660 feet North of the point of beginning; thence South along said West line 660 feet to the point of beginning.

TOGETHER WITH a non-exclusive 50-foot easement for roadway purposes from the Southwest corner of the above-described premises to State Highway No. 140 adjacent to the West boundary lines of Section 36, Township 36 South, Range 11, E.W.M. and Section 1, Township 37 South, Range 11, E.W.M.

---Continued on reverse---

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining;

TO HAVE AND TO HOLD said undivided one-half of said real property unto the said grantee forever.

The above named grantor retains a like undivided one-half of said real property and it is the intent and purpose of this instrument to create and there hereby is created an estate by the entirety between husband and wife as to said real property.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.

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.)

WITNESS grantor's hand this 15 day of August, 1977.

Steven James Horton

STATE OF OREGON, County of Klamath) ss.
Personally appeared the above named Steven James Horton August 15, 1977
who is known to me to be the spouse of the grantee in the above deed and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Maisha L. Smith
Notary Public for Oregon
My commission expires: 7-31-81

(OFFICIAL SEAL)

STATE OF OREGON,

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

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

TRANSAMERICA

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

Continued---

SUBJECT TO:

14848

1. An easement created by instrument, including the terms and provisions thereof, Dated March 4, 1963 and recorded June 21, 1963 in Book 346 Page 223 in favor of Pacific Power and Light Company, for Transmission and distribution of electricity. (Affects N $\frac{1}{2}$ NW $\frac{1}{4}$, Sec. 1, T37S., R11EWM.; S $\frac{1}{2}$ SE $\frac{1}{4}$ Sec. 35, S $\frac{1}{2}$ S $\frac{1}{2}$ SW $\frac{1}{4}$ Sec. 36, Twp 36 S., R 11 EWM.)
2. Agreement, dated May 29, 1970, recorded March 7, 1972 in Book M-72 at page 2461, Microfilm Records, between John N. Wain and Winifred G. Wain and Clifford E. Milhorn and Marcella Milhorn, for ditch easement and right of way for water purposes over the SE $\frac{1}{4}$ of Section 35, to the SW $\frac{1}{4}$ Section 36.
3. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a mobile home, and any interests or liens disclosed thereby.
4. The 1977-78 taxes are a lien but not yet due or payable.
5. Mortgage dated August 15, 1977, recorded August 15, 1977 in Book: M-77 Page: 14820 of Mortgage Records in Klamath County, OR, between Steven James Horton, Mortgagor and State of Oregon, Department of Veterans' Affairs, Mortgagee.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXX~~

this 15th day of AUGUST A. D. 1977 at 2:35 PM and

July recorded in Vol. M 77, of DEEDS on Page 14847

FEE \$ 6.00

Wm D. MILNE, Clerk

By *Harold Drazin*