

34660

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

Vol. 17 Page 15648

That Signature Witnesseth, THAT JAMES S. BARNES, JAMES W. BARNES and JEANETTE M.

PUCKETT, hereinafter known as grantor s for the consideration hereinafter stated
has bargained and sold, and by these presents do grant, bargain, sell and convey unto
JON WILLIAM HARTWELL and BARBARA ANN HARTWELL,

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

Beginning at a 2 inch by 2 inch Hub at the Northeast corner of property deeded to
William E. Blackwood, et ux, by Deed recorded May 21, 1928, in Deed Book 78 at page
512, being further described as 330 feet South and 416.16 feet East of the Southwest
corner of the NE¹/₄NE¹/₄ of Section 10, Township 39 South, Range 9 East of the Willamette
Meridian; thence East 91.1 feet; thence South 325.0 feet more or less to the South line
of the NE¹/₄SE¹/₄NE¹/₄ of said Section; thence West to an intersection with the centerline of
the USRS Drain; thence Northwest along said center line to an intersection with a line
running North and South from the point of beginning; thence North along said line 274.0
feet more or less to the point of beginning; being a portion of the SE¹/₄NE¹/₄ of said
Section 10. EXCEPTING that portion lying within the boundaries of the USRS Drain.

Subject to: Regulations, including levies, assessments, water and irrigation rights
and easements for ditches and canals, of Klamath Irrigation District; Regulations, in-
cluding levies, liens, assessments, rights of way and easements of the South Suburban
Sanitary District; Rights of the public in and to that portion of the above property
lying within the limits of Denver Avenue adjoining on the North; Reservations, restric-
tions, easements and rights of way of record and those apparent on the land, if any;
and to real property taxes for fiscal year commencing July 1, 1975, which are now a lien
but not yet payable.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 9,500.00
~~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 grantor s 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 seals
this 15th day of September, 1975

James S. Barnes (SEAL) James W. Barnes (SEAL) * Jeanette M. Puckett (SEAL)
CALIFORNIA
STATE OF OREGON, County of Tehama ss September 19, 1975
Personally appeared the above named Jeanette M. Puckett,

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



Before me:
Lois T. White
Notary Public for California
My commission expires July 15, 1975

After recording return to:

G. S. S. S.
540 Main

STATE OF OREGON,
County of ss

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

Jon William and Barbara Ann Hartwell

3064 Duver P.O. Box 1027

Klamath Falls, Oregon 97601

I certify that the within instrument was re-
ceived for record on the 19 day of September,
19 75 at 5 o'clock P. and recorded in book
said County, on page 15648 Record of Deeds of

Witness my hand and seal of County office

From the Office of:
GANONG & SHERMAN
636 Main Street
Klamath Falls, Oregon 97601

County Clerk-Recorder:

By

Deputy

21-001

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15649

STATE OF OREGON,

County of Klamath

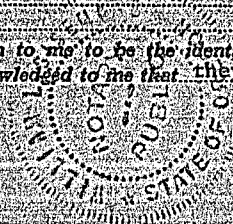
ss.

FORM NO. 23 — ACKNOWLEDGMENT
ATKENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 19 day of September, 1975,
before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within
named James S. Barnes, and James W. Barnes,

known to me to be the identical individual s described in and who executed the within instrument and
acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
my official seal the day and year last above written.



Willa E. Jones
Notary Public for Oregon.

My Commission expires Oct 2, 1978

STATE OF OREGON, COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 21st day of
AUGUST A.D., 1977 at 4:17 o'clock P M., and duly recorded in Vol. M77
of DEEDS on Page 15648.

FEE \$ 6.00

WM. D. MILNE, County Clerk

By *Harold D. Smith* Deputy