

37975

WARRANTY DEED—TENANTS BY ENTIRETY

38-13309
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CUB

KNOW ALL MEN BY THESE PRESENTS, That Charles E. Beal and Alice F. Beal, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Gregory A. Jolliffe and Gayle M. Jolliffe, 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 7 in Block 212 of MILLS SECOND ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon. Subject, however, to the following:
1. Taxes for the year 1977-78 are now a lien but not yet payable.
2. Reservations and restrictions set forth in the dedication of or assigns shall have the right forever to build, construct, and operate transportation lines, water, gas, telephone and electric light systems, on through and over streets and alleys in said addition for all time to come, and the free and unobstructed use thereof for the purpose of constructing and laying therein said systems.

(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 \$ 24,000.00. 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.)

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 24 day of October, 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 Klamath) ss.
October 24, 1977

Personally appeared the above named
Charles E. Beal and
Alice F. Beal

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

Before me, Lu Nelson
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 2-3-79

STATE OF OREGON, County of) ss.
October 24, 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: _____ (OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
First National Bank
PO Box 1936
Klamath Falls OR 97601

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

Gregory Jolliffe
3115 Reedhampton
Klamath Falls OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,)

County of Klamath) ss.

I certify that the within instrument was received for record on the 26th day of October, 1977, at 4:08 o'clock P.M., and recorded in book M77 on page 20571 or as file/reel number 37975, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer
By Bernetha A. Kelack Deputy

Fee \$3.00