

38832

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 11 Page 21789

KNOW ALL MEN BY THESE PRESENTS, That Fernand H. Van Der Roest
and Elze Van Der Roest, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Hans Rudolf E.
Van Doornum and Jacoba Van Doornum, 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:

The N 1/2 S 1/2 NW 1/4 SW 1/4 of Section 21, Township 34
South, Range 13 East of the Willamette Meridian, Klamath County,
Oregon.

Subject, however, to the following:

1. Rights of the public in and to any portion of said premises
lying within the limits of public roads and highways.

2. Easements for public roads, fire road, public utilities, rail-
roads, pipelines, including the terms and provisions thereof, as set
out in deed to Klamath Lumber and Box Company recorded November 21,
1956 in Deed Volume 288 at page 113.

3. Reservations, including the terms and provisions thereof, of all
subsurface rights, except water, reserved in trust for the heirs of
Truman Copperfield, deceased, Klamath Allottee No. 1479, set out in
(for continuation of this deed see reverse side)

(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 en-
tirety, 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.

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 \$2,750.00
However, the actual consideration consists of or includes other property or value given or promised which is
part of the 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.

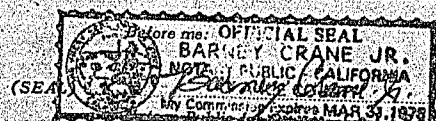
In Witness Whereof, the grantor has executed this instrument this July day of July, 19 74
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by
order of its board of directors.

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, CALIFORNIA } ss.
County Orange

August 9, 19 74

Personally appeared the above named Fernand H.
Van Der Roest and Elze Van Der Roest
and acknowledged the foregoing instru-
ment to be their voluntary act and deed.

My commission expires: March 31, 1978

STATE OF OREGON, County of Orange) ss.
Personally appeared Elze Van Der Roest
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 be-
half 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:

(SEAL)

Notary Public for Oregon
My commission expires:

Fernand H. Van Der Roest and
Elze Van Der Roest
1314 S. Sullivan - Santa Ana - Calif 92704
GRANTOR'S NAME AND ADDRESS
Hans Rudolf E. Van Doornum and
Jacoba Van Doornum
404 S. Bedford Rd - Orange - Calif 92668
GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. & Mrs. H. R. E. Van Doornum
404 South Bedford Road
Orange - Calif 92668
NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of Orange

I certify that the within instru-
ment was received for record on the
day of August, 19 74

at 10 o'clock AM, and recorded
in book 11 on page 21789 or as
file/reel number

Record of Deeds of said county.

Witness my hand and seal of
County affixed:

By Barney Crane Jr. Recording Officer
Deputy

SPACE RESERVED
FOR
RECORDER'S USE

CPL 02

60125

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21800

Deed recorded November 21, 1965 in Deed Volume 288 at page 113.
4. Reservations as to oil and mineral rights, in deed from Klamath
Lumber and Box Co., Inc., to Earl J. Scherer, recorded February 8,
1963, in Deed Volume 343 at page 128, as follows: "All oil and
mineral rights not heretofore reserved are reserved to seller."
5. Easement for 60 foot road along the Easterly boundary of premises
as set out in Deed recorded March 2, 1965, in Deed Volume 359 at page
548.

STATE OF OREGON; COUNTY OF KLAMATH; ss.
I, the undersigned, County Clerk, do hereby certify that the foregoing
instrument was duly recorded in Vol. M77 of DEEDS on Page 21799
this 10th day of NOVEMBER, 1977 at 11:55 o'clock AM, and

FEE \$ 6.00

Wm D. MILNE, County Clerk

By *Wm D. Milne*