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NESS LAW PUBLISHING WARRANTY DEED-TENANTS BY ENTIRETY

Vol. My Page

4093

KNOW ALL MEN BY THESE PRESENTS, That Douglas K. Coddington

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Mark R. Holland and Janice A. Holland hereinafter stated to the grantor paid by Mark R. herebyldsont 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

Lot 23 and the Ns of Lot 24. LEWIS TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath.

Subject, however, to the following:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary

District. of sight distance.

2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.

Reservations and restrictions, including the terms and provisions thereof, as contained in deed recorded April 8, 1952 in Volume 254 at page 105, Records of Klamath County, Oregon, to-wit: (for continuation of this document see reverse side of this deed)

HE SPACE ANSUFFICIENT, 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,

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 encumbrance

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 29,000.00 "However, the actual consideration consists of or includes other property or value given or promised which is The sentence between the symbols , it 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 2 day of MARCH. if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by Douglas K. Coddington

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath

Personally appeared the above named Douglas K. Coddington

and acknowledged the foregoing instrunent to be his voluntary act and deed. CTA / Betore mer

COFFICIAL Du / Lelson EAL) Notary Public for Oregon

My commission expires 2-3.19 100,000

STATE OF OREGON, County of ... Personally appeared

each for himself and not one for the other, did say that the former is thewho, being duly sworn, president and that the latter is the secretary of ...

and that the seal affixed to the foregoing instrument is the corporation, 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

WHANTER & NAME AND ADDRESS

After recording return to: FIRST NATIONAL BANK OF OREGON KLAMATH FALLS RELD-P.O. BOX 1936 KLAMATH FALLS, OREGON 97601

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

Mark R. Holland & Janice A. Holland 1515 Ivory Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of I certify that the within instrument was received for record on the day of . . . 19

Cclock M., and recorded SPACE RESERVED FOR RECORDER'S USE

on page ... or as file/reel number. Record of Reeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

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"and reserving unto grantor, her heirs and assigns as owners of other lots in said subdivision the right to construct, operate and maintain irrigation and/or drainage ditches across said real property for the benefit of said other lots. Grantees, for themselves and their heirs and assigns, covenant that they will never obstruct any canal of Enterprise Irrigation District in such a manner as to interfere with the use and maintenance

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