

WARRANTY DEED—TENANTS BY ENTIRETY

KNOW ALL MEN BY THESE PRESENTS, That WENDT HOMES, INC., an Oregon corporation

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by WILLIAM KEMPER AND SANDRA L. KEMPER, 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:

A piece or parcel of land situated in the South half of the Northwest quarter of the Southeast Quarter of Section 11 Township 39 S.R. 9 E.W.M., more particularly described as follows: Beginning at a point in the center of a 60 foot roadway from which the quarter section corner common to Sections 11 and 14 Township 39 South, Range 9 E.W.M., bears South 29°28' West along the said roadway center line 1183.6 feet and South 00°09' East along the North and South center line of the said Section 11 as marked on the ground by a well established fence line 1663.6 feet; and running thence South 00°16' East 120 feet to the true point of beginning; thence continuing South 00°16' East 100 feet to a point; thence North 89°28' East a distance of 168 feet to a point in the East boundary line of the said S½NW¼SE¼; thence North 00°16' West along said boundary a distance of 100 feet to a point; thence South 89°28' West a distance of 168 feet to the point of beginning. EXCEPTING THEREFROM that portion lying within the right of way of Homedale Road.

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 easements and rights of way of record or apparent on the land

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 \$ 42,500.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ( ), if not applicable, should be deleted. See ORS 93.9.0.)

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 16th day of March, 19 78, 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.

WENDT HOMES, INC.

By: L. A. Kent President

STATE OF OREGON,

County of } ss. 19

STATE OF OREGON, County of Klamath March 1978

Personally appeared R. A. Kent

Personally appeared the above named

who, being duly sworn, did say that the former is the president of Wendt Homes, Inc.

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon My commission expires

Wendt Homes, Inc., 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:

Notary Public for Oregon My commission expires: 8/6/79

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

William Kemper  
4128 Homedale  
Klamath Falls, OR 97601

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of March, 1978, at 3:49 o'clock P.M., and recorded in book M78 on page 5418 or as file/reel number 45005

Record of Deeds of said county. Witness my hand and seal of County affixed.

Wm. D. Milne

By: [Signature] Recording Officer  
[Signature] Deputy

Fee \$3.00