

46414

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Donald Ray Telford and Rene K. Telford, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Lynn Rene Roper and Perry C. Roper, 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: Beginning at a point 580.25 feet South of the corner common to Sections 2, 3, 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, thence South 89° 48' East 262.5 feet thence South 82.95 feet; thence North 89° 48' West 262.5 feet; thence North 82.95 feet to the point of beginning; being a portion of the NW 1/4 NW 1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, containing .5 acres, more or less. EXCEPTING therefrom that portion contained in the right of way of Summers Lane. Subject, however, to the following:
1. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith.
2. Rules, regulations and assessments of South Suburban Sanitary District.

(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 \$ 18,500.00

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 day of April 7, 1978; 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)

X Donald Ray Telford
Donald Ray Telford

X Rene K. Telford
Rene K. Telford

STATE OF OREGON,
County of Klamath } ss.
April 7, 1978

STATE OF OREGON, County of _____) ss.
_____, 19____.

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:
Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

Personally appeared the above named Donald Ray Telford and Rene K. Telford and they acknowledged the foregoing instrument to be their voluntary act and deed.

WALD A. PAGE
Notary Public for Oregon
My commission expires 4/24/81

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After following return to:
Kla. First Federal
540 Main
K. Falls
NAME, ADDRESS, ZIP

If a change is requested all tax statements shall be sent to the following address:
Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON, _____) ss.

County of Klamath

I certify that the within instrument was received for record on the 10th day of April, 1978, at 10:57 o'clock A.M., and recorded in book M78 on page 6823 or as file/real number 46014. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By Bernice A. Helch Recording Officer Deputy

Fee \$3.00