

1-1-74

47387

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Lauren C. Campbell

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Alvin C. Ballard and Alice H. Ballard, 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 which lies South along the Section line a distance of 1980 feet and East a distance of 2073 feet and South a distance of 560 feet from the iron pin which marks the Northwest corner of Section 14 in Township 36 S. R. 10 E. W. M., and running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less, to the point of beginning, said tract lying in Lot 14 in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of section 14, Township 36 S. R. 10 E. W. M., in Klamath County, Oregon.

(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 \$3,500.00. 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 $\textcircled{1}$, 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 3rd day of May, 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.

x Lauren C. Campbell
Lauren C. Campbell

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, } ss.
County of Klamath }
May 3, 1978

Personally appeared the above named
Lauren C. Campbell

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

Before me:
(OFFICIAL SEAL) Margaret K. Hooker
Notary Public for Oregon
My commission expires 3-19-81

STATE OF OREGON, County of _____) ss.

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: _____

Lauren C. Campbell
P. O. Box 636
Chiloquin, Oregon 97624

Mr. & Mrs. Alvin C. Ballard
2616 Forest Hill Drive
San Jose, Calif. 95130

After recording return to:
Mr. & Mrs. Alvin C. Ballard
2616 Forest Hill Drive
San Jose, Calif. 95130
NAME, ADDRESS, ZIP

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

Same as Above

NAME, ADDRESS, ZIP

Return to Mr. & Mrs. Alvin C. Ballard, 2616 Forest Hill Drive,
San Jose, Calif. 95130

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 3rd day of May, 1978, at 1:54 o'clock P.M., and recorded in book M78 on page 8848 or as file/reel number 47387.

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

Wm. D. Milne
By _____ Recording Officer
Deputy

Fee \$3.00