

38-14967 48127

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT HARRY R. WAGGONER and NORMA E. WAGGONER, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto MANUEL A. FERNANDEZ and JULIA K. FERNANDEZ, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 4, VILLA ST. CLAIR

Subject to: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith; Rules, regulations, liens and assessments of South Suburban Sanitary District; Easements and rights of way of record and those apparent on the land, if any.

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The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 15,750.00
~~However, the actual consideration includes other property which is part of the consideration.~~
(Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owners in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seals this 15th day of February, 1973

(SEAL)

Harry R. Waggoner (SEAL)

(SEAL)

Norma E. Waggoner (SEAL)

STATE OF OREGON, County of Klamath) ss. February 16, 1973
Personally appeared the above named Harry R. Waggoner and Norma E. Waggoner, husband and wife,

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

Before me:

Donald Turner
Notary Public for Oregon.
My commission expires 6-24-73

After recording return to:

O. W. GOAKEY
ATTORNEY AT LAW
431 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 12th day of May 1978, at 3:21 o'clock P. M., and recorded in book M78 on page 9901 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha D. Felisch County Clerk-Recorder

Deputy

Fee \$3.00

From the Office of
GANONG, SISEMORE & ZAMSKY
538 Main Street
Klamath Falls, Oregon 97601

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