

48238

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That John W. Crosslin and Miriam Crosslin, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Lloyd V. Howard and Letha Waive Howard, 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:

The North one-half of the following described real property, to-wit:

Beginning at a point 1073.5 feet north of a point 100 feet west of the corner common to Townships 39 and 40, South Ranges 7 and 8 East, south 208.7 feet; thence north 208.7 feet; thence west 208.7 feet; thence south 208.7 feet; thence east 208.7 feet, to the place of beginning, containing one (1) acre, being situate in Section 36, Township 39, South Range 7 East Willamette Meridian.

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 subject to reservations and restrictions of record, easements and rights of way of record, and those apparent on the land 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 \$ 4,000.00. However, the actual consideration consists of or includes other property or value given or promised which is not stated 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 8 day of April, 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)

STATE OF OREGON,

County of Klamath } ss.  
May 8, 1978.

Personally appeared the above named John W. Crosslin and Miriam Crosslin and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 1-11-82

STATE OF OREGON, County of Klamath } ss.

Personally appeared John W. Crosslin and Miriam Crosslin, 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.

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

John W. Crosslin et ux

GRANTOR'S NAME AND ADDRESS

Lloyd V. Howard et ux  
Box 41  
Keno, Oregon 97627

After recording return to:  
Lloyd V. Howard et ux  
Box 41  
Keno, Oregon 97627

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of KLAMATH } ss.

I certify that the within instrument was received for record on the 15th day of MAY, 1978, at 2:18 o'clock P.M., and recorded in book M78 on page 10057 or as file/reel number 48238. Record of Deeds of said county. Witness my hand and seal of County affixed.

WM. D. MILNE Recording Officer  
By Richard A. Helsch Deputy  
FEE \$ 3.00