

48953

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Nellie Kline, husband and wife, Harrison J. Kline and

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Glen A. Damrow and Colleen K. Damrow, 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: All that portion of Tract 2, DE WITT HOME TRACTS, in the County of Klamath, State of Oregon, particularly described as follows: Beginning at a point in the East line of said Tract No. 2, 85 feet South of the Northeast corner of said tract; running thence South along the East line of said Tract 67.575 feet; thence at right angles West 163.4 feet to the West line of said Tract No. 2; thence North along the West line of said tract, 67.575 feet to a point; thence East 163.4 feet to the place of beginning. Subject, however, to the following:
1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

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 \$ 29,500.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which).~~ (The sentence between the symbols ⓪, 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 24th 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.
May 24th, 1978

Harrison J. Kline
Harrison J. Kline
Nellie Kline
Nellie Kline
STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____.

_____ 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.

Notary Public for Oregon
My commission expires: _____

(OFFICIAL SEAL)

Personally appeared the above named Harrison J. Kline and Nellie Kline, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Donald B. Smith
Notary Public for Oregon
My commission expires 3/20/81

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

KLAMATH FIRST FEDERAL
540 MAID
KLAMATH FALLS, OR
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, } ss.

County of Klamath

I certify that the within instrument was received for record on the 25th day of May, 1978, at 10:29 o'clock A.M., and recorded in book M78 on page 11089 or as file/reel number 48953, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha A. Helich Recording Officer
Deputy

Fee \$3.00