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49085

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Murdock A. Beaton aka M. A. Burton

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by William C. Burtenhouse and Shirley Ann Burtenhouse, 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:

Lots 4, 5 and 6 in Block 66 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 3, in the County of Klamath, State of Oregon.

Subject, however, to the following:
1. Subject to reservations in deeds from Ada Parsons Sparretorn to Henry P. Cox, et al., recorded June 11, 1936 in Deed Volume 106 at page 459, Records of Klamath County, Oregon. "Reserving all oil, gas and minerals, with the right to enter said lands to explore, bore wells and make excavations and remove all oils and minerals found, together with right of way for pipe lines. (Covers additional property)
2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Klamath Falls Forest Estates, Highway 66 Unit, Plat No. 3.
(For continuation of this deed, see 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 \$ 65,000.00
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 23 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.

Murdock A. Beaton aka M. A. Burton

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.
May 23, 1978

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 _____

Personally appeared the above named Murdock A. Beaton aka M. A. Burton

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

Before me: DONNA K. RICK
NOTARY PUBLIC-OREGON
My Commission Expires 12/1/79

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: _____

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
TA - donna
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Box 587
Bonanza, Ore 97601
NAME, ADDRESS, ZIP

STATE OF OREGON, County of _____) ss.
I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book _____ on page _____ or as file/reel number _____
Record of Deeds of said county.
Witness my hand and seal of County affixed.
By _____ Recording Officer
Deputy

Dated November 29, 1967
 Recorded December 5, 1967

5. Easement agreement, including the terms and conditions of the agreement, recorded December 5, 1967. Book: M-67 Page: 9484
For 20 feet of Lot 6 in Block 66 and for ingress and egress to Lots 1, 2, 3, 4 and 5 in Block 66, Unit #3.

5. Easement agreement, including the terms and provisions thereof, as set forth in instrument dated August 10, 1967, recorded August 5, 1971 in Book M-71 at page 8287, Microfilm Records, between Edgar Weeks, Alma L. Schultz, Margaret C. Wilcox, Charles W. White, Verda M. Wall and Eula E. Fitzgerald, being a mutual agreement of the property owners for right of way over the Westerly 20 feet of Lots 1, 2, 3, 4 and 5 Block 66 for ingress and egress.

... Highway 66 Unit, Plat No. 3.
... (Covers additional property)
... (omit restrictions, if any, based on race, color,
... (omit restrictions, if any, based on race, color,
... (omit restrictions, if any, based on race, color,

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.
on 26th day of May A.D. 1978 at 3:27 o'clock P.M., and

fully recorded in Vol. M78, of Deeds on Page 11266

Wm D. MILNE, County Clerk

W. D. MILNE, County
B. Richard A. Petrich

Fee \$6.00

1978
MAY 25
M. A. Hurlon
Murdock A. Beaton aka

STATE OF OREGON,
County of _____
ss.
I, _____, Clerk of said County, do hereby certify that _____
_____ was being duly sworn
and _____
_____ was presently appeared
each for himself and not one for the other, did say that the latter is the
President and that the latter is the
Secretary of _____
Humboldt

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed by or on behalf of said corporation at its principal place of business and each of the undersigned hereby certifies that this instrument is the voluntary act and deed of said corporation and that the seal affixed to the foregoing instrument is the corporate seal of said corporation.

NOTARY PUBLIC FOR OREGON
My commission expires: _____
My Commission No. is: _____
NOTARY PUBLIC FOR OREGON
DONALD K. HICK
My Commission No. is: _____
My Commission Expires: _____
State acknowledged and certified
to date: _____
(Official Seal)

STATE OF OREGON,
County of _____
I certify that the within instrument
was received for record on the _____
day of _____, 19____
at _____ o'clock _____ M., and recorded
in book _____ on page _____ of _____
the _____ number
Record of Deeds of said county.
Witness my hand and seal
County of _____

Recording Office
Depu _____

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