

1-1-74

49813

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M78 Page 12400

Bobby J. Gladden

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Louie Martin and Freda Martin, 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:
Parcel II: Lot 17, ANKENY GARDEN TRACTS, in the County of Klamath, State of Oregon, EXCEPT THEREFROM the East 254 feet thereof.
Subject, however, to the following:
1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

3. Reservations contained in deed to W. J. Pentecost, et ux., in Deed Volume 263 at page 243, and in Deed Volume 263 at page 316, Records 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 \$6,000.00.
However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which). (The sentence between the symbols 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 9th day of June, 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.

Bobby J. Gladden
Bobby J. Gladden

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, ss.
County of Klamath
June 9, 1978

Personally appeared the above named
Bobby J. Gladden

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

Before me:
Ruth J. Stinson
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 2-28-1981

STATE OF OREGON, County of ss.
1978

Personally appeared _____, 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:

STATE OF OREGON, ss.
County of Klamath

I certify that the within instrument was received for record on the 9th day of June, 1978, at 3:22 o'clock P.M., and recorded in book M78 on page 12400 or as file/reel number 49813.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

Wm. D. Milne
By *Wm. D. Milne* Recording Officer
Deputy
Fee \$3.00

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Louie and Freda Martin
6326 Patterson Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

Louie and Freda Martin
6326 Patterson Street
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP