

1-1-74

A-29407 51111 WARRANTY DEED—TENANTS BY ENTIRETY

KNOW ALL MEN BY THESE PRESENTS, That Richard L. Hubbard and Joan M. Hubbard, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Donald Culley and Dorothy L. Culley, 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:

Lot 1 in Block 3 of TERWILLIGER ADDITION to the Town of Merrill, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject, however, to the following:

1. Any unpaid assessments of the City of Merrill for municipal improvements.

(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 \$ 39,500.00.
~~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 ©, 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 30 day of June, 19 78; 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)

Richard L. Hubbard
Richard L. Hubbard
Joan M. Hubbard
Joan M. Hubbard

STATE OF OREGON,
 County of Klamath } ss.
June 30, 19 78

STATE OF OREGON, County of _____) ss.
 _____, 19 _____

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 _____

_____ 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)

Before me:
[Signature]
 Notary Public for Oregon
 My commission expires 9/23/81

Notary Public for Oregon
 My commission expires:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. Mrs. Donald Culley
Rt 1 Box 487
Ontario, Or 97914

NAME, ADDRESS, ZIP

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

D. A. Salem

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 3rd day of July, 19 78, at 11:43 o'clock A.M., and recorded in book M78 on page 14291 or as file/reel number 51111, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne Recording Officer
[Signature] Deputy

Fee \$3.00

SPACE RESERVED FOR RECORDER'S USE