

55363

WARRANTY DEED—TENANTS BY ENTIRETY

20941



KNOW ALL MEN BY THESE PRESENTS, That FRED O. McNAUGHT and KARLENE A. McNAUGHT, husband and wife,

hereinafter called the grantors, for the consideration hereinafter stated to the grantor paid by NICHOLS R. JAMESLEY & RUTH VIRGINIA JAMESLEY, 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 thereto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 10, Block 13, Final Addition to Klamath Forest Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Easements, restrictions, covenants and rights of way of record and those inherent in the land, if any.

EXCEPT THEREIN, SINGLY OR JOINTLY, OR IN PART

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 seised in fee simple of the above granted premises, free from all encumbrances except those above set forth,

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 \$ 1,500.00

~~And the said parties do hereby certify that the above consideration is the true and actual consideration paid for this transfer, and that the same is not subject to any lien or claim of any person other than the grantor.~~

In witnessing 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 5 day of SEPTEMBER, 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 instrument is a corporation, affix corporate seal



Fred O. McNaught
Karlene A. McNaught

STATE OF OREGON

County of Klamath
Sept 10

STATE OF OREGON, County of Klamath

ss.

Personally appeared

and

who, being duly sworn,

Personally appeared the above named Fred O. McNaught and Karlene A. McNaught, husband and wife,

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

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

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.

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Before me: Susan C. Bennett
Notary Public for Oregon

My commission expires March 1979

Notary Public for Oregon
My commission expires:

STATE OF OREGON,

County of Klamath

ss.

I certify that the within instrument was received for record on the 21st day of September, 1978, at 3:24 o'clock P.M., and recorded in book M78 on page 20941 or as file/reel number 55363

Record of Deeds of said county.

Witness my hand and seal of County affixed.

W. D. Milne

Recording Officer

Deputy

Fee \$3.00

Fred O. McNaught and Karlene A. McNaught
27703 Ortega Highway, Space 4
SAN JUAN CAPISTRANO, Calif. 92675

Nichols R. and Ruth Virginia Jamesley
22011 Via Terreno
Mission Viejo, Calif. 92675

Attest my hand and seal to:

Nichols R. Jamesley
22011 Via Terreno
Mission Viejo, Calif. 92675

Until exchange is completed all tax statements shall be sent to the following address:

Same as above