

1-1 56050

WARRANTY DEED - TENANTS BY ENTIRETY

Vol. 78 Page 22021

KNOW ALL MEN BY THESE PRESENTS, That

JACK P. ULAM

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by LAWRENCE J. KADLECIC AND JANET K. KADLECIC, 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:

The North 160 feet of the following tract of land;  
That portion of the NW 1/4 NW 1/4 of Section 14, lying Westerly of that certain easement described in M-72 at page 4568, and EXCEPTING THEREFROM the following:

Beginning at the Northwest corner of Section 14; thence South along the Section line between Sections 14 and 15 to the Southeast corner of Lot 12 in Block 1 of WOODLAND PARK; thence East to the West line of property deeded to John Schoonover by deed recorded in Deed Records M-69 at page 5721; thence Northwesterly to a point on the North line of Section 14; thence Westerly a distance of 60 feet to the point of beginning.  
- All in Township 34 South, Range 7, East of the Willamette Meridian.

For a continuation of this description, see reverse side of this deed.

XXXXXXXXXXXX

(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.

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 \$ 500.00  
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 2nd day of October, 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.

Jack P. Ulam  
Jack P. Ulam

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.  
October 2, 1978

Personally appeared the above named

Jack P. Ulam,

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires July 16, 1980

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 \_\_\_\_\_

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:

Jack P. Ulam

Chiloquin, Oregon 97624

GRANTOR'S NAME AND ADDRESS

Lawrence and Janet Kadlecik

1116 FLORENCE  
IMPERIAL BEACH CAL 92032

GRANTEE'S NAME AND ADDRESS

After recording return to:

Lawrence and Janet Kadlecik

1116 FLORENCE  
IMPERIAL BEACH CAL 92032

NAME, ADDRESS, ZIP

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

Lawrence and Janet Kadlecik

1116 FLORENCE  
IMPERIAL BEACH CAL 92032

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 1978,

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.

Recording Officer

Deputy

By \_\_\_\_\_

22022

Continuation of description.

SUBJECT, however, to the following:

1. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.

2. An easement created by instrument, including the terms and provisions thereof, dated April 24, 1972 in Book M-72 at page 4568, Microfilm Records, in favor of G. E. Rutledge, et ux., for a 60 foot roadway over this and other property Recorded April 28, 1972.

3. An easement created by instrument, including the terms and provisions thereof, dated April 24, 1972, recorded April 28, 1972 in Book M-72 at page 4566, Microfilm Records, in favor of Earl J. Scherer, et ux., for a 60 foot roadway along the northerly line of the herein described property and other.

For a continuation of this description, see reverse side of this deed.  
STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record on XXXXXXXXXX

this 3rd day of October, A.D. 1978, at 3:26 clock PM, on

tuly recorded in Vol. M78 of Deeds on Page 22021

Wm D. MILNE, County Clerk

Fee \$6.00

STATE OF OREGON, County of \_\_\_\_\_

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STATE OF OREGON, County of \_\_\_\_\_

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