

WARRANTY DEED - TENANTS BY ENTIRETY

Vol. 178 Page 26675



1-1-74 03-11448

KNOW ALL MEN BY THESE PRESENTS, That Harry L. Hamilton and Phadie R. Hamilton, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by William E. Corrie and Patricia A. Corrie, 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 20, 21, 22, 29, 30 and 31, CREGAN PARK, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Taxes for the year 1978-1979.
 2. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
 3. Restrictions, but committing restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Cregan Park.
 4. An easement created by instrument, including the terms and provisions thereof,
- Recorded : January 20, 1942 Book: 144 Page: 299
(For continuation of this document, see reverse side of this document.)

(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 \$11,500.00.
~~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 Ⓞ, 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 27th day of November, 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 executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath
November 27th, 1978

} ss.

Personally appeared the above named Harry L. Hamilton and Phadie R. Hamilton, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL)

Waldo A. Pugh
Notary Public for Oregon
My commission expires 4/24/81

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

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,

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

SPACE RESERVED
FOR
RECORDER'S USE

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

KFFSL

NAME, ADDRESS, ZIP

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

KFFSL

NAME, ADDRESS, ZIP

In favor of California Oregon Power Company
For Transmission and distribution of electricity

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Transamerica Title Co.

27th day of November A. D. 1978 at 3:36 clock P. M., and
July recorded in Vol. M78 of Deeds on Page 26675

Wm D. MILNE, County Clerk

Regulations, including fees, liens and utility assessments of the

Restrictions, including fees, liens and utility assessments of the

Recorded January 30, 1942 Book 144 Page 200

(For continuation of this document, see reverse side of this document.)

To Have and to hold the above described and granted premises unto the said grantees, or assigns, their heirs and assigns forever.

And the grantor hereby covenants to and with grantees and the heirs of the grantor and their assigns, that grantor is lawfully seized in fee simple of the above described 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 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 time and actual consideration paid for the transfer, stated in terms of dollars and cents, is \$11,300.00

However, the actual consideration paid for the transfer, stated in terms of dollars and cents, is \$11,300.00

in consideration of the fact that the grantor has executed this instrument this 27th day of November

1978.

In witness whereof, the grantor has caused this instrument to be signed and sealed by its officers, duly authorized thereto by

order of its board of directors.

It is hereby certified that the foregoing instrument was duly recorded in the office of the County Clerk of the County of Klamath, State of Oregon, on the 27th day of November, 1978.

Wm D. MILNE, County Clerk

STATE OF OREGON

County of Klamath

November 27, 1978

Personally appeared the above named PARTY

J. Hamilton and Bradie

Hamilton, husband and wife

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

Notary Public for Oregon