

61100

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 49 Page 1187

KNOW ALL MEN BY THESE PRESENTS, That William Olaf Nelson and Trudy Diane Nelson, as tenants by the entirety

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Douglas C. and Vicky M. Stewart, 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:

An undivided one-half interest

See Attached Description

(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 Excepting reservations, restrictions, easements, and rights of way of record on those apparent on the land.

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 \$17,520.00

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 ^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 12 day of January, 1979; 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) ss.
January 12, 1979.

Personally appeared the above named William Olaf Nelson and Trudy Diane Nelson.

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 7-23-82

STATE OF OREGON, County of Klamath) ss.
January 12, 1979.

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)

Notary Public for Oregon

My commission expires:

William O. and Trudy D. Nelson
1407 Crescent
Klamath Falls, Oregon 97601

GRANTOR'S NAME AND ADDRESS

Vicky M. and Douglas C. Stewart
Rt. 1, Box 250, Bonanza, Oregon 97623
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Vicky M. and Douglas C. Stewart
Rt. 1, Box 250
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

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

Vickie M. and Douglas C. Stewart
Rt. 1, Box 250
Bonanza, Oregon 97623

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of

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/recd number _____

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Recording Officer
Deputy

PARCEL 3

1188

A portion of the Northeast one quarter of the Northwest one quarter of Section 34, Township 38 South, Range 11 $\frac{1}{2}$ East of the Willamette Meridian, beginning 209 feet North of the Southeast corner of the Northeast quarter of the Northwest quarter of said section; thence West 418 feet; thence South 178 feet to the right of way line of the Dairy-Bonanza Highway; thence West along said right of way line 36 feet; thence North about 460 feet to the Southerly right of way line of the Klamath Falls-Lakeview Highway #140 (formerly #66); thence Northeasterly along said right of way line about 650 feet to the East line of the said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 34; thence South along said line about 731 feet to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 16th day of January A. D. 1979 at 10:48 o'clock AM., or
duly recorded in Vol. M79, of Deeds on Page 1187

Wm D. MILNE, County Clerk

Fee \$6.00

Bernard D. Kelsch