

1-1-74

63134

WARRANTY DEED—TENANTS BY ENTIRETY



KNOW ALL MEN BY THESE PRESENTS, That BOBBY R. McCLELLAN and EVA B. McCLELLAN, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by WILLIAM L. DILLMAN and WILHELMINE A. DILLMAN, 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 8, Block 11, WEST CHILOQUIN ADDITION to the City of Chiloquin, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT, however to the following reservations as contained in Land Status Report recorded in Volume 310, page 363, Records of Klamath County, Oregon as follows:

"The above described property is subject to any existing easements for public roads and highways, for public utilities, and for railroads and pipe lines and for any other easements or rights-of-way of record; and there is hereby reserved any and all roads, trails, telephone lines, etc., actually constructed by the United States, with the rights of the United States to maintain, operate or improve the same so long as needed or used for or by the United States. (Dept. Instr., January 13, 1916, 44 L.D. 513)."

(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 \$ 1,609.00

Howsoever the actual consideration consists of ~~XXXXXX~~ (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 21st day of February, 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, office corporate seal)

+ Bobby R. McClellan
Bobby R. McClellan

+ Eva B. McClellan
Eva B. McClellan

STATE OF OREGON, County of _____, ss.

Personally appeared _____, 19____

_____ 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:

Notary Public for Oregon California
My commission expires May 14, 1982

Notary Public for Oregon
My commission expires:

Mr. and Mrs. Bobby R. McClellan
952 Chippendale
Glendora, CA 91740
GRANTOR'S NAME AND ADDRESS

William & Wilhelmine Dillman
25 N. 14th St., Suite # 630
San Jose, CA 95112
GRANTEE'S NAME AND ADDRESS

After recording return to:

William & Wilhelmine Dillman
25 N. 14th St., Suite # 630
San Jose, CA 95112
NAME, ADDRESS, ZIP

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

William & Wilhelmine A. Dillman
25 N. 14th St., Suite # 630
San Jose, CA 95112
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath, ss.

I certify that the within instrument was received for record on the 28th day of February, 1979, at 10:59 o'clock A.M., and recorded in book M79 on page 4417 or as file/reel number 63134

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernard J. Kitch Recording Officer
Deputy

Fee \$3.00

SPACE RESERVED
FOR
RECORDER'S USE

OFFICIAL SEAL

CLYNDIA W. PETERSON

NOTARY PUBLIC - CALIFORNIA

SAN JOSE, CALIFORNIA

My commission expires MAY 14, 1982

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