WARRANTY DEED_TENANTS BY ENTIRETY VOI. M79



KNOW ALL MEN BY THESE PRESENTS, That Emily A. Gordon

بالمنفح بمنتبع بعييت بتنفيين بتعتبين فيتتبث فالتنبيت hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Willard
Burgess and Mary L. Burgess , 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:

Beginning at the Southeast corner of Lot 456 in Block 121 of Mills Addition to the City of Klamath Falls, and running thence North along the West line of Mitchell Street 40 feet; thence West at right angles 50 feet to the line of Mitchell Street 40 feet; thence West at right angles 50 feet to the lire between said Lots 456 and 457; thence South on said line 20 feet; thence West at right angles 30 feet; thence South parallel with Mitchell Street, 20 feet to the North line of the alley running East and West through said Block 121; thence East along the North line of the alley 80 feet to the place of beginning, being a portion of Lots 456 and 457 in said Block 121 of Mills Addition to the City of Klamath Falls, according to the official plat thereof on file in the records of Klamath County, Oregon.

Subject, however, to the following: Easement, including the terms and provisions thereof, reserved in deed from Ethel Gray and Irving Gray, her husband to Lillian Bailey, dated (For continuation of this deed in Continuation of the Space in Continuation of the Continuation of t

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 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 \$35,000.00 DHowever, 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 27 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. Gordon

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

Cou	nty of Klamath) ebruary 27 , 19 79
	rsonally appeared the above named Emily A. Gordon
	and acknowledged the foregoing instru-
'ment'	o, be her voluntary act and deed.
	Refore me:

each for himself and not one for the other, did say that the former is thepresident and that the latter is thesecretary of and that the seal affixed to the foregoing instrument is the corporation, 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

Notary Public for Oregon Notary Public for Oregon My commision expires .) - 3

My commission expires:

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STATE OF OREGON, County of

Personally appeared ...

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Record of Deeds of said county.	
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	County of I certify that the within instrument was received for record on the day of the condition of the c

STATE OF OREGON,

Recording Officer

who, being duly sworn,

SEAL)

The state of the s September 21, 1931, recorded September 22, 1931, in Volume 94 page 228, Deed Records of Klamath County, Oregon, as follows: "Excepting and reserving however, an easement for a private sewer line across said described real property and the right to construct and maintain said sewer line as necessity may require."

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