

8287

65012

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 779 Page 7382



KNOW ALL MEN BY THESE PRESENTS, That Calvin E. Leavitt and Mona M. Leavitt, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Rex W. Hunt and Jacalyn J. Hunt, 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 a point South 89°50' West, 720 feet from the Quarter section corner between Sections 9 and 10, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon; thence South 89°50' West, 720 feet to a point; thence South 0°08' East, 360 feet to a point; thence North 89°50' East, 720 feet to a point; thence North 0°08' West, 360 feet to the point of beginning, being in the NE 1/4 of Section 9, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Subject, however, to the following:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Agreement, including the terms and provisions thereof, dated September, 1969, recorded November 26, 1969 in Volume M69, page 9884, Microfilm Records of Klamath County, Oregon, between H. R. Frazier and Bessie M. (For continuation of this deed, 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, and that 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 \$49,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 20th day of April, 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.  
April 20, 1979

Personally appeared the above named

Calvin E. Leavitt and Mona M. Leavitt, husband and wife,

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

NOTARY PUBLIC

OFFICIAL SEAL

Notary Public for Oregon

My commission expires 3/30/81

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

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:

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

After recording return to:

KLAMATH FIRST FEDERAL  
540 MAIN  
R.F.O.

NAME, ADDRESS, ZIP

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

SAME

NAME, ADDRESS, ZIP

