

1-1-74

WARRANTY DEED—TENANTS BY ENTIRETY

Bl. 79 Page 7435

KNOW ALL MEN BY THESE PRESENTS, That Napoleon Bray and Allie Mae Bray, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by John H. Abell and Mary R. Abell, 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 one quarter corner common to Sections 7 and 18, Township 39 South, Range 9 East, of the Willamette Meridian; thence South 89° 30' East, along the North line of said Section 18, a distance of 1066.8 feet, more or less, to the westerly right of way line of the Dalles-California Highway; thence South 1° 32' West, along said right of way line a distance of 100.0 feet; thence North 89° 30' West, 1065.2 feet, more or less, to the West line of the NW 1/4 NE 1/4 of said Section 18; thence North 0° 37' East 100.00 feet, more or less, to the point of beginning; being a portion of the NW 1/4 NE 1/4 of Section 18, Township 39 South, Range 9 East of the Willamette Meridian.

Subject, however, to the following:

1. Right of Way, including the terms and provisions thereof, from Odis C. George, et ux, to Pacific Power & Light Company, recorded August 23, 1954, in Deed Volume 268, page 570, Records of Klamath County, Oregon.
2. Subject to the requirements and provisions of ORS Chapter 481 per (for continuation of this Contract see reverse side of this deed)

(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 \$22,000.00. 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 ©, 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 23rd day of August, 1976; 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)

X Napoleon Bray
Napoleon Bray

X Allie Mae Bray
Allie Mae Bray

STATE OF OREGON,)
County of Klamath) ss.
August 23, 1976

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:

Personally appeared the above named
Napoleon Bray and Allie Mae Bray, husband and wife

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

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 3-19-77

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

MARY R. ABELL
P.O. BOX 104
KLAMATH FALLS, OREGON 97601
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

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.

Recording Officer

By Deputy

SPACE RESERVED
FOR
RECORDER'S USE

KNOW ALL MEN BY THESE PRESENTS, That
Gray, husband and wife

7436

have caused the grantor, for the consideration hereinafter stated to the grantor paid by John H. Abel
and any interest or other persons disclosed thereby.

STATE OF OREGON, COUNTY OF KLAMATH;

Filed for record at request of Transamerica Title Co.

This 4th day of April A.D. 1979 at 3:26 P.M., and

fully recorded in Vol. 179 of Deeds

Wm. D. MILNE, County Clerk

Fee \$6.00

Samatha Shetock

Right of way, including the terms and provisions thereof, from 0012
P. 0000, et ux, to Pacific Power & Light Company, recorded August 23,
1974, in Deed Volume 166, page 579, Records of Klamath County, Oregon,
subject to the requirements and provisions of ORS Chapter 481 per
for continuation of this contract see reverse side of this deed.

to have and to hold the above described and granted premises unto the said grantee as tenants by the en
And the grantor hereby covenants to and with the grantee and the heirs of the grantor and their assigns that the grantor
shall cause to be recorded in the public records of the County of Klamath, Oregon, a deed of record as of the date of this deed and those apparent upon
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STATE OF OREGON, County of Klamath

August 23, 1979

Personally appeared

each for himself and not one for the other, the said parties to the

instrument and that the facts in the

instrument are true and correct.

and that the said parties to the foregoing instrument are the persons and

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