

K-31746

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WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Steven F. Stiles, Stephen L. Green and William N. Hutchins, Trustee of the Stiles Enterprises, Inc., and Subsidiaries Profit Sharing Plan hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Lloyd Lee Hall and Bonnie Kay Hall, 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:

PARCEL 1

Government Lots 32 and 37 also known as SW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 20, Township 35 South, Range 7 East of the Willamette Meridian.

Subject, however, to the following:

1. We are informed that a mobile home is situated upon the herein described land. A policy of title insurance does not insure said mobile home or the title thereto, unless the mobile home is permanently affixed to and a part of the land described herein. If this is so and the mobile home is to be insured as part of the realty, please advise us in writing that such insurance is desired and that the mobile home is permanently affixed to the land. "If insured as a part of the realty, the following exception will appear: Subject to the requirements and provisions of O.R.S. Chapter 481 pertaining to the registration and transfer of ownership of mobile homes and any interests or liens disclosed thereby." (For continuation of this document, 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 \$58,000.00. However, the actual consideration consists of or includes other property or value given or promised which is 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 day of April, 19 79; 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 ) ss.  
April, 19 79.

Personally appeared the above named Steven F. Stiles and Stephen L. Green and William N. Hutchins

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

Before me:  
(OFFICIAL SEAL) Notary Public for Oregon

My commission expires: My commission expires:

STATE OF OREGON, County of ) ss.  
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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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

K.C.T.C.

NAME, ADDRESS, ZIP

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

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/roll number. Record of Deeds of said county. Witness my hand and seal of County affixed.

Recording Officer

By Deputy

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2. Liens and assessments of the Modoc Irrigation District, and regulations, easements and water and irrigation rights in connection therewith.
3. Easement for roadway, including the terms and provisions granted to Donald W. Knoke and Alma Knoke, husband and wife, from Ina M. Christy, a widow and Albert J. Christy and Dorothy Christy, husband and wife, and William H. Christy and Mary A. Christy, husband and wife, dated March, 1959, recorded April 28, 1959, in Deed Volume 312 page 94, records of Klamath County, Oregon. (Affects Parcel 1)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Title Co.

this 27th day of April A. D. 19 79 at 4:01 o'clock <sup>P</sup> M., and

truly recorded in Vol. 479, of Deeds on Page 9631

Wm D. MILNE, County Clerk

By Bernice A. Hetcher

Fee \$6.00