

1-1-74

66840

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 179 Page 101

KNOW ALL MEN BY THESE PRESENTS, That

Delores J. Scanlon

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by William P. Breithaupt and Marilyn A. Breithaupt, 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 1, Block 99, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$16,000.00,
 Dated : April 29, 1976
 Recorded : April 30, 1976 Book: M-76 Page: 6428
 Trustor : Ronnie T. Hopson and Patricia M. Hopson, husband and wife,
 Trustee : William Ganong, Jr.
 Beneficiary : First Federal Savings and Loan Association of Klamath Falls, Oregon, a Corporation, which Grantees
 (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, 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 \$39,000.00. 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 ^①, 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 7th day of May, 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.

Delores J. Scanlon
 Delores J. Scanlon

(If executed by a corporation,
 affix corporate seal)

STATE OF OREGON,)
 County of Klamath) ss.
 May 7, 1979.

Personally appeared the above named
 Delores J. Scanlon

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

Before me
 (OFFICIAL SEAL) *Barlene P. Haldington*
 Notary Public for Oregon
 My commission expires 3-22-81

STATE OF OREGON, County of) ss.
 , 1979.

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:

Mr. & Mrs. Wm. P. Breithaupt
 5030 So. 6th St.
 Klamath Falls, OR 97601
 NAME, ADDRESS, ZIP

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

Klamath 1st Federal Savings & Loan
 540 Main St.
 City, 97601
 NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of

I certify that the within instrument was received for record on the day of , 1979, 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

10441.
herein assume and agree to pay, including the terms and provisions thereof the unpaid balance of which is \$ 13,417.42 to Klamath First Federal Savings and Loan Association of Klamath Falls, Oregon, a corporation, and agree to hold Grantor harmless therefrom.
2. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 8th day of May A. D. 1979 at 11:16 clock A. M., and duly recorded in Vol. 179, of Deeds on Page 10440

Wm. E. MILNE, County Clerk

Fee \$6.00

By Bernitha Hetsch