

68616 38-18932

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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT PERRILEE A. CREED,

hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents do es grant, bargain, sell and convey unto ROY R. SMITH and AUDREY J. SMITH, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

All that portion of the Southwest quarter of the Northwest quarter of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and more particularly described as follows:

Beginning at the iron pipe on the North boundary of the Southwest quarter of the Northwest quarter of said Section 5, from which the iron pipe marking the Northwest corner of said Southwest quarter of Northwest quarter bears West a distance of 959.56 feet; thence East along said North boundary of the Southwest quarter of Northwest quarter, a distance of 140.0 feet to the iron pin marking the Northwest corner of that parcel conveyed by Deed Volume 317 at page 390, Klamath County Deed Records; thence South 396.0 feet to an iron pipe; thence West 140.0 feet; thence North 396.0 feet, more or less, to the point of beginning.

SUBJECT TO: Regulations, including levies, liens and utility assessments of the City of Klamath Falls; Rights of the public in and to any portion of said premises lying within the limits of roads and highways; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$11,000.00. However, the actual consideration includes other property which is part of the consideration. (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantor as an estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and their assigns, that she is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that she will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, she has hereunto set her hand and seal this 1st day of June 19 79 (SEAL) *Perrilee A. Creed* (SEAL) (SEAL) (SEAL)

STATE OF OREGON, County of ~~Klamath~~ JOSEPHINE ) ss. June 4, 19 79. Personally appeared the above named Perrilee A. Creed

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

Before me:

*Jane B. Monzel*  
Notary Public for Oregon  
My commission expires 6-1-82

After recording return to:

STATE OF OREGON, }  
County of Klamath } ss.

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

Roy R. Smith  
3435 Coronado Way  
Klamath Falls, Oregon 97601

I certify that the within instrument was received for record on the 7th day of June 19 79, at 3:19 o'clock P. M., and recorded in book 476 on page 13397 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk-Recorder

By *Bernice Hirsch*

Deputy

Fee \$3.00

From the Office of  
WILLIAM L. SISEMORE  
First Federal Bldg.  
540 Main Street  
Klamath Falls, Oregon 97601

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