

1-1-74

K-32186 70990 WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 779 Page

17285

KNOW ALL MEN BY THESE PRESENTS, That BRET A. SPECHT AND WINONA LEANNE SPECHT, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by WILLIAM P. BREITHAUP AND MARILYN A. BREITHAUP, 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:

see attached

The above described real property subject to Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder: Liens and assessments of Klamath Project and Enterprise Irrigation District; Reservations, restrictions, rights of way of record and those apparent upon the land:

(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

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 \$ 18,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 20 day of July, 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 Klamath) ss.
July 20, 19 79

Personally appeared the above named
Bret A. and Winona Leanne Specht

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

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires 8.5.79

Bret A. Specht

Winona Leanne Specht

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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to

Shasta R. Esten
5030 So 6th

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

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

13572

July 20th 1979

00005

17286

A parcel of land situated in the NW $\frac{1}{4}$, Section 18, Township 39 S., R. 10 E.W.M., described as follows: Beginning at the Northwest corner of said Section 18; thence S. 0°01'10" W. along the West line of said Section 18, 2132.47 feet; thence S. 89°51'42" E. 2034.90 feet; thence N. 0°00'23" E. 808.10 feet to the true point of beginning of this description; thence N. 89°59'04" W. 493.46 feet to the easterly line of a 60-foot roadway; thence along said easterly line S. 03°17'26" E. 155.8 feet to the beginning of a curve; thence along the arc of a 400-foot radius curve to the right, having a central angle of 03°42'55", 25.94 feet; thence S. 89°59'04" E. 485.0 feet to a point which bears S. 0°00'23" W. from the point of beginning; thence N. 0°00'23" E. 180.0 feet, more or less, to the point of beginning, containing 2.02 acres.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Title co.

his 20th day of July A. D. 1979 at 3:10 o'clock P M., and

fully recorded in Vol. 1179, of Deeds on Page 17285

Wm D. MILNE, County Clerk

By Bernice A. Hetsch

Fee \$6.00