

73331

WARRANTY DEED—TENANTS BY ENTIRETY

STEVENS-NESS LAW PUBLISHING CO. Page 20960

KNOW ALL MEN BY THESE PRESENTS, That Richard J. Smith

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Joseph M. Borges and Helen D. Borges, 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:

As set forth in Exhibit A attached hereto

(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

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 \$ none

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 11 day of June, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Deschutes
June 11, 1979

Personally appeared the above named
Richard J. Smith

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

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 3/12/83

STATE OF OREGON, County of _____, 19____ ss.

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 _____

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:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Richard J. Smith
59665 Calgary Dr.
Bend, Ore.

GRANTEE'S NAME AND ADDRESS

After recording return to:

Joseph M & Helen D Borges
P.O. Box 34
Bly, Oregon 97622

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

Joseph M & Helen D. Borges

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/reel number _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer

Deputy

20961

EXHIBIT "A"

TOWNSHIP 37 SOUTH, RANGE 14 EAST WILLAMETTE MERIDIAN

Section 11:

That portion of SE $\frac{1}{4}$ NW $\frac{1}{4}$ and NE $\frac{1}{4}$ SW $\frac{1}{4}$ described as follows: Beginning at the intersection of a fence line which runs east and west approximately through the center of said Section 11 with the Southwesterly line of the right of way of the Pelican Bay Lumber Company's logging railroad, which point is 50 feet Southwesterly at right angles to the center line of said logging railroad at Engineer's Station 60+82 and 1515 feet East from the quarter corner common to Sections 10 and 11 township and range aforesaid; thence South 39°40' East along said Southwesterly right of way line 388 feet to a point; thence Westerly along the arc of a curve to the left having a radius of 453.3 feet (a line produced radially to said arc through its point of beginning bears South 31°26' West) 274.4 feet; thence on the arc of a 386.3 foot radius curve to the left 237 feet; thence South 47°57' West 21 feet; thence along the arc of a 691.8 foot radius curve to the left 40 feet; thence North along the East line of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 11, 90 feet; thence North 41°26' East 48 feet; thence Northerly along the arc of a 453.3 foot radius curve to the left 582.1 feet to a point; thence South 39°40' East along said Southwesterly right of way line 250 feet to the point of beginning, containing 2.08 acres, more or less.

Section 14: A strip of land 100 feet in width, being 50 feet on each side of the following described center line: Beginning at a point on the section line between Sections 11 and 14 Township 37 South, Range 14 E.W.M. which is 2446 feet East from the corner common to Sections 10, 11, 14 and 15 said township and range, which point is known as Location Station 33 and 92 of Pelican Bay Lumber Company's logging railroad; thence South along a 4° curve to the left 492 feet; thence South 2 $\frac{1}{2}$ ° East 250 feet; thence along a 4° curve to the right 350 feet; thence South 11° West 233 feet to a point on the South line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 14 which is 257 feet West of the North and South center line of said section, containing 3.04 acres, more or less.

Exhibit "A"

STATE OF OREGON; COUNTY OF KLAMATH; ss.

led for record at request of Transamerica Title Co.his 31st day of August A. D. 1979 at 3:38 o'clock P. M., shtely recorded in Vol. M79, of Deeds on Page 20960

Wm D. MILNE, County Clerk

By Bernetha M. H. H. H.

Fee \$7.00