

04-11685  
73519

TA 38-19830

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT FRED L. COCHRAN,

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has bargained and sold, and by these presents does grant, bargain, sell and convey unto JAMES D. POULTON and JUDITH POULTON,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

The Northerly one-half of the following-described real property in the County of Klamath, State of Oregon:

Beginning at a point 1073.5 feet North of a point 308.7 feet West of the corner to Townships 39 and 40 South, Ranges 7 and 8 East of the Willamette Meridian; thence North 208.7 feet; thence West 208.7 feet; thence South 208.7 feet; thence East 208.7 feet to the place of beginning, being a portion of Section 36, Township 39 South, Range 7 East of the Willamette Meridian.

EXCEPTING THEREFROM the West 5 feet conveyed to Klamath County by warranty deed recorded July 21, 1975, in Book M-75 at page 8226, Microfilm Records.

Subject to: Taxes for year 1979-1980 which are now a lien but not yet payable; 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 \$ 18,000.00  
~~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 grantees as an estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and their assigns, that he is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that he will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, he has hereunto set his hand and seal  
this 5th day of SEPTEMBER 1979

(SEAL)

(SEAL)

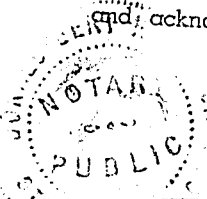
(SEAL)

STATE OF OREGON, County of Klamath ) ss. SEPTEMBER 5th, 1979  
Personally appeared the above named Fred L. Cochran,

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

Before me:

Donald Bert Hamilton  
Notary Public for Oregon.  
My commission expires 3-20-81



After recording return to:

KEES & L  
540 MAIN

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

Klamath First Federal Savings & Loan  
540 Main Street

Klamath Falls, Oregon 97601

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

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 5th day of September, 1979, at 3:13 o'clock P. M., and recorded in book M79 on page 21227. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk-Recorder

By Bernice M. Helock  
Fee \$3.50

Deputy