

MTC 8196

74266

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 1179 Page 22413

KNOW ALL MEN BY THESE PRESENTS, That Marshall R. Morse and Barbara E. Morse, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Theodric Sorrells Dewoody III Katherine L. Dewoody, 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 5, PLEASANT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

- Subject, however, to the following:
1. Taxes for the fiscal year 1979-1980, a lien, not yet due and payable.
 2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
 3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
 4. Reservations, including the terms and provisions thereof, in instrument recorded January 18, 1945, in Volume 172, page 303, Deed Records of Klamath County, Oregon, from Charles W. Miller, et ux, to W. C. Woods, et ux, as (For continuation of this document, see reverse side of this deed.)

(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 a part of the consideration (indicate which). (The sentence between the symbols @, 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 19 day of September, 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 Klamath } ss.
September 17, 1979

Personally appeared the above named Marshall R. Morse and Barbara E. Morse, husband and wife,

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

Before me:
Notary Public for Oregon
My commission expires 2-3-83

STATE OF OREGON, County of } ss.
19

Personally appeared and 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)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Post National Bank of Oregon
PO Box 1436

NAME, ADDRESS, ZIP

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

elo Hlaw

NAME, ADDRESS, ZIP

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/real number.

Record of Deeds of said county.
Witness my hand and seal of County affixed.

By Recording Officer
Deputy

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for _____

Filed for record at request of Mountain Title Co.
this 20th day of SEPTEMBER 1990

This 20th day of September, A. D. 1979 at 11 o'clock P. M., and
 duly recorded in Vol. M79, of Deeds on Page 22413

Wm D. MILNE, County Clerk

✓ Demetrius Petach
\$7.00

Marshall
Gordon E. FERGUSON, Esq.

MOORE, T. J.