

74327

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT LeVonne Allison, a single woman,

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

PARCEL NO. 1: Beginning at a point which is 30 feet North and 212 feet East from the Southwest corner of Lot 29 in Sec. 14, Twp. 36 S. R. 12 E.W.M.; thence due East along the State Highway, 132 feet; thence due North 132 feet; thence West 116 feet; thence North 198 feet; thence West 16 feet; thence South 330 feet to the point of beginning. EXCEPTING THEREFROM the following: A seven-foot strip of land situated in said Lot 29, in the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 14, Twp. 36 S.R. 12 E.W.M., more particularly described as follows: Beginning at an iron pin located North a distance of 30.0 feet and East a distance of 344.0 feet from the iron pipe marking the Southwest corner of said Sec. 14; thence North a distance of 132.0 feet to an iron pin; thence West a distance of 7.0 feet to an iron pin; thence South to the point of beginning.

PARCEL NO. 2: Beginning at the Southwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Sec. 14, Twp. 36 South, Range 12 E.W.M.; thence East 228 feet; thence North 162 feet to the place of beginning; thence North 198 feet; thence East 109.4 feet; thence South 198 feet; thence West 109.4 feet to the place of beginning in SW $\frac{1}{4}$ SW $\frac{1}{4}$, Sec. 14, Twp. 36 S.R. 12 E.W.M.

Subject to Taxes for fiscal year commencing July 1, 1969.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 21,900.00.
~~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 she is the owner in fee simple of said premises; that they are free from all incumbrances, except as 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 October 19 69

(SEAL)

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss. October 1, 19 69
Personally appeared the above named LeVonne Allison, a single woman,

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

Before me:

Notary Public for Oregon.

My commission expires 11/20/79

After recording return to:

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of September 19 79, at 11:31 o'clock A. M., and recorded in book M79 on page 22512. Record of Deeds of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

By Bernetha Helath County Clerk-Recorder

Deputy

From the Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon 97601

Fee \$3.50