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K-32415 75125 WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That CARL E. LANDES AND BARBARA J. LANDES

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by CALVIN J. ROGERS AND JEANETTE E. ROGERS 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:

S $\frac{1}{2}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ Section 4 Township 41 South, Range 12 East of the Willamette Meridian.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land; The assessment roll and the tax roll disclose that the within described premises were specially accessed as farm land. Taxes for the year 1978-79 and possible prior years have been deferred pursuant to ORS 308.370 and 308.403; Acreage and use limitations under provisions of United States Statutes and regulations issued therewith; Liens and assessments of Klamath Project and Shasta View Irrigation District and regulations, easements, contracts, water and irrigations rights in connection therewith; Taxes for 1979-80 which are now a lien, but now yet payable.

(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 above.

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 \$16,500.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 24 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 ~~MISSOURI~~ Missouri)
County of DeKalb) ss.
September 24, 1979.

Personally appeared the above named Carl E. Landes and Barbara J. Landes

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

Before me: Josephine D. Spencer
(OFFICIAL SEAL)
Notary Public for ~~Missouri~~ Missouri
My commission expires Aug. 16, 1980

Carl E. Landes
Barbara J. Landes
STATE OF OREGON, County of) ss.
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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:
Mr. and Mrs. Calvin J. Rogers
1744 Maryland St
Redwood City, Ca 94081
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,) ss.
County of Klamath

I certify that the within instrument was received for record on the 8th day of October, 1979, at 2:16 o'clock P.M., and recorded in book M79 on page 23755 or as file/reel number 75126, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm D. Milne
By: [Signature] Recording Officer
Deputy

Fee \$3.50