

1-1-74

K-32720

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 779 Page 27377

KNOW ALL MEN BY THESE PRESENTS, That MARY ANN JOSSE

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by
DAVID BLAIR AND YVONNE BLAIR, 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:

Lot 4 in Block 47 of Buena Vista Addition to the City of Klamath Falls, Oregon, according to the official plat thereon on file in the office of the County Clerk of Klamath County, Oregon. ALSO the portion of vacated Oregon Avenue adjacent to the Northerly line of Lot 4 Block 47.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land; Assessments and charges of the City of Klamath Falls for monthly water and/or sewer service; AND TRUST DEED, including the terms and provisions thereof executed by Mary Ann Josse & Steven C. Josse to Klamath First Federal Savings and Loan recorded in Vol M79 page 20830 on August 31, 1979, to secure the sum of \$42,000.00. SAID Trust Deed Grantees herein agree to assume and pay according to the terms thereof.

(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 \$ 55,900.00
~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which) (The sentence between the symbols (1), 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 23 day of November, 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.

Mary Ann Josse
Mary Ann Josse

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
November 23, 1979

Personally appeared the above named
Mary Ann Josse

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

Before me:
Notary Public for Oregon
My commission expires 8-5-83

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:

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
Mr. Mrs. David Blair
336 Oregon Ave. West
K. Falls
NAME, ADDRESS, ZIP

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

STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 23rd day of November, 1979, at 2:54 o'clock P.M., and recorded in book M79 on page 27377 or as file/reel number 77223, Record of Deeds of said county.
Witness my hand and seal of County affixed.
Wm. D. Milne
Recording Officer
By Bernice H. H. Deputy

SPACE RESERVED FOR RECORDER'S USE

Fee \$3.50