

78381

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 79 Page 29150

KNOW ALL MEN BY THESE PRESENTS, That Thomas D. Pedersen and Phyllis Diane Pedersen, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Lionel T. Chadwick and Muriel R. Chadwick, 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 27, Block 19, Tract No. 1113, OREGON SHORES - UNIT 2, in the County of Klamath, State of Oregon.

SUBJECT, however to the following:

1. Restrictions, but omitting restriction, if any, based on race, color, religion or national origin, as shown on the recorded plat of Tract No. 1113, Oregon Shores - Unit 2.
2. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : November 14, 1977 Book: M-77 Page: 22105
Amended : February 13, 1978 Book: M-78 Page: 2676

(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 \$7,500.00
However, the actual consideration consists of ~~XXXXXX~~ (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 5 day of December, 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)

Utah
STATE OF OREGON } ss.
County of Salt Lake
Dec 5, 1979

Personally appeared the above named
Thomas D. Pedersen and Phyllis Diane Pedersen, husband & wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 3/2/82

Thomas D. Pedersen
Phyllis Diane Pedersen
STATE OF OREGON, County of Salt Lake } ss.
Dec 5, 1979

Personally appeared ~~Thomas D. Pedersen~~ and
~~Phyllis Diane Pedersen~~ 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 be-
half 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 3/2/82

Thomas D. & Phyllis Diane Pedersen
5525 Walden Meadows Dr.
Murray, Utah 84107

GRANTOR'S NAME AND ADDRESS

Lionel T. & Muriel R. Chadwick
737 Sunflower St.
Encinitas, California

GRANTEE'S NAME AND ADDRESS

After recording return to:

Lionel T. & Muriel R. Chadwick
737 Sunflower St.
Encinitas, California

NAME, ADDRESS, ZIP

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

Lionel T. & Muriel R. Chadwick
737 Sunflower St.
Encinitas, California

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instru-
ment was received for record on the
19th day of December, 1979,
at 3:13 o'clock P. M., and recorded
in book M79 on page 29150 or as
file/reel number 78382

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Wm. D. Milne

By ~~Phyllis Diane Pedersen~~ Recording Officer
Deputy

Fee \$3.50