

1-1-74 79668

WARRANTY DEED—TENANTS BY ENTIRETY Vol. 180 Page 1282

KNOW ALL MEN BY THESE PRESENTS, That Robert Lee Asher

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Bruce Boylan and Roberta F. Boylan, 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:

A tract of land situated in the NW¹/₄ of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the West line of said Section 28 and in the centerline of Tingley Road, said point being South 00°01'40" West 251.50 feet from the Northwest corner of said Section 28, marked by a 5/8 inch iron pin; thence South 89°58'20" East 756.58 feet to a 5/8 inch iron pin; thence South 17°05'05" East 284.10 feet to a 5/8 inch iron pin on the centerline of an existing access lane extended; thence North 85°38'55" West 842.57 feet to a 5/8 inch iron pin at the intersection of said lane and center of said Tingley Road, said point also being on the West line of said Section 28; thence North 00°01'40" East 208.00 feet to the point of beginning. (For continuation of this document, see reverse side.)

(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 \$ 34,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols ⓪, 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 18 day of January, 1980; 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.
January 18, 1980

Personally appeared the above named Robert Lee Asher

And acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: [Signature]
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 5-14-80

STATE OF OREGON, County of _____) ss.
_____, 19____

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:
Klamath 15th Federal St
540 Main St
Klamath Falls, Ore 97601
NAME, ADDRESS, ZIP

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

Klamath 15th Federal St
% Bruce Boylan
794.5 Tingley Lane
Klamath Falls, Ore 97601

STATE OF OREGON, } ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

Subject, however, to the following:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Basin Improvement District.

Subject to the terms and provisions of that certain instrument recorded July 24, 1970 in Volume M-70 at page 6187 as "Notice to persons intending to Plat Lands within the Klamath Basin Improvement District." _____

3. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.

4. Pumping contract between United States of America and Nellie E. Shulmier, contractor and Erwin A. Shulmier, Contractor, recorded July 30, 1928 in Volume 82 at page 90 and to Pumping Contract between United States of America and Julian R. Abbott and Alice T. Abbott, husband and wife, Contractors, recorded April 6, 1943 in Book 154 at page 259, Deed Records.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Company

his 22nd day of January A. D. 1980 at 11:41 o'clock A. M., and

duly recorded in Vol. M-80, of Deeds on Page 1282

Wm D. MILNE, County Clerk

By Jacqueline F. Peltch

Fee \$7.00

STATE OF OREGON County of
IN
Personally appeared
I, _____
of the County of _____ State of Oregon,
do hereby certify that the within and foregoing is a true and correct copy of the original as the same appears from the records of the County of _____ State of Oregon.
Witness my hand and seal of office at _____ Oregon this _____ day of _____ 19____.

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