

K-32829

1-1-74

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 11780 Page 1422

79749

KNOW ALL MEN BY THESE PRESENTS, That Kevin R. Faught and Kay Faught, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Michael Allen Gillette and Yvonne Faye Gillette, 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 2 Block 12 Eldorado Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Subject, however, to the following:

1. Charges and assessments of the City of Klamath Falls for monthly water and/or sewer service.
2. Mortgage, including the terms and provisions thereof, executed by Kevin R. Faught and Kay Faught, to The State of Oregon, represented and acting by the Director of Veterans Affairs, dated August 29, 1975, recorded August 29, 1975, in Volume M75, page 10202, Microfilm records of Klamath County, Oregon, to secure the payment of a promissory note dated August 29, 1975 in the amount of \$20,663.00, which Grantees herein agree to assume and pay, the unpaid principal balance of which is \$19,460.80 with interest paid to 12/31/79.

(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 \$46,000.00. 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 (H), 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 16 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)

Kevin R. Faught
Kay Faught

STATE OF OREGON,

County of Klamath } ss.
January 16, 1980

Personally appeared the above named Kevin R. Faught and Kay Faught, husband and wife,

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

Before me: *Mildred Davis*
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 7-19-82

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:

Faught

GRANTOR'S NAME AND ADDRESS

Gillette

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Michael Gillette
1694 Harrison Street
Santa Clara, California 95050
NAME, ADDRESS, ZIP

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

Dept. of Veteran's Affairs
1225 Ferry St. S. E.
Salem, Oregon 97310
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 23rd day of January, 1980, at 3:36 o'clock P. M., and recorded in book/reel/volume No. M-80 on page 1422, or as document/fee/file/instrument/microfilm No. 79749 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne - County Clerk

By *Jaqueline Mettee* Deputy

Fee \$3.50

SPACE RESERVED
FOR
RECORDER'S USE