

1-1-74

80944

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That FRANCIS L. McDONALD and AMMA L. McDONALD, husband and wife hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by LELAND D. HON and DOROTHEA M. HON, 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 parcel of land situated in Section 15, Township 34 South, Range 7 East of the Willamette Meridian, being more particularly described on the attached Exhibit "A".

(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 \$12,000.00. 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 ©, 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 15th day of February, 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.  
 February 15, 1980

Personally appeared the above named Francis L. McDonald and Amma L. McDonald

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

Before me: Notary Public for Oregon  
 My commission expires 7-16-83

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: Notary Public for Oregon  
 My commission expires: \_\_\_\_\_

Francis L. & Amma L. McDonald  
 P.O. Box 117  
 Chiloquin, Oregon 97624  
 GRANTOR'S NAME AND ADDRESS

Leland D. & Dorothea M. Hon  
 P.O. Box 703  
 Chiloquin, Oregon 97624  
 GRANTEE'S NAME AND ADDRESS

After recording return to:  
 Leland D. & Dorothea M. Hon  
 P.O. Box 703  
 Chiloquin, Oregon 97624  
 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
 Leland D. & Dorothea M. Hon  
 P.O. Box 703  
 Chiloquin, Oregon 97624  
 NAME, ADDRESS, ZIP

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 \_\_\_\_\_/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

80 FEB 20 PM 3 54

## EXHIBIT "A"

3358

A parcel of land situated in the SW $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 15,  
Township 34 South, Range 7 East of the Willamette Meridian,  
in the County of Klamath, State of Oregon, being more  
particularly described as follows:

Beginning at a  $\frac{1}{2}$ " iron rod from which a  $\frac{5}{8}$ " iron rod  
marking the Center-North 1/16 corner of Section 15 bears South  
89° 25' 20" West 30.00 feet;  
thence North 89° 25' 20" East 454.01 feet to a  $\frac{1}{2}$ " iron rod;  
thence South 585.64 feet to a  $\frac{1}{2}$ " iron rod;  
thence West 453.97 feet to a  $\frac{1}{2}$ " iron rod;  
thence North 581.07 feet to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.  
this 20th day of February A. D. 19 80 at 3:54 o'clock P M., on

and recorded in Vol. 1180, of Deeds on Page 3357

Wm D. MILNE, County Clerk

By Bernetha Hetsch

Fees \$7.00