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81079

WARRANTY DEED—TENANTS BY ENTIRETY

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3575



KNOW ALL MEN BY THESE PRESENTS, That Verla V. Migliaccio

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Ronald P. Leifeste and April C. Leifeste, 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 15, SUNRISE PARK, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
4. Restrictions, but omitting restrictions, if any, based on race, color religion or national origin, as shown on the recorded plat of Sunrise Park.

(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 \$ 51,000.00

~~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 21 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.

Verla V. Migliaccio
Verla V. Migliaccio

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,

County of Klamath

February 21st, 19 80.

Personally appeared the above named

Verla V. Migliaccio

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

Before me:

Notary Public for Oregon

My commission expires 3-8-83

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19 _____

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 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:

STATE OF OREGON,

County of Klamath

I certify that the within instru-
ment was received for record on the
22nd day of February, 1980,
at _____ o'clock _____ M., and recorded
in book/reel/volume No. M80 on
page 3575 or as document/fee/file/
instrument/microfilm No. 31079.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Wm. D. Milne

By _____ Deputy

Fee \$3.50

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

SILASTA BRANCH KIAMATH FIRST FEDERAL
SAVINGS & LOAN ASSOCIATION

NAME, ADDRESS, ZIP

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

SILASTA BRANCH KIAMATH FIRST FEDERAL
SAVINGS & LOAN ASSOCIATION

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE