

L# 04-41911 T/A 38-21482

FORM No. 716—WARRANTY DEED (Individual or Corporate). (Grantees as Tenants by Entirety).

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, ORE. 97224

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Marion Johnson and Theodore E. Crawford, also known as Theodore F. Crawford

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Thomas F. Weiks and Judith A. Weiks

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:

The Westerly 49.86 feet of Lot 6, Block 8, ORIGINAL TOWN IN THE CITY OF KLAMATH FALLS, 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. Reservation contained in Warranty Deed from G. O. Erlandson, George Brosterhous and Edward B. Brosterhous, doing business as KVP Co., a partnership, dated January 14, 1977, recorded February 3, 1977 in Book M-77 at page 1946, Microfilm Records, as follows: "...at any time before February 1, 1985, grantors, or their successors, reserve the right to re-enter upon and take the South-easterly 10 feet of the above described property without compensation to grantee, or their successors, if grantors find the said 10 feet necessary or useful in widening the alleyway between the property granted herein and grantors' other, adjacent property:

(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 \$40,000.00

However, the actual consideration consist of or includes other property or value given or promised which is 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 9th day of April, 19 80; 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.
April 9, 19 80

Personally appeared the above named Marion Johnson and Theodore F. Crawford

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

(OFFICIAL SEAL)

Before me: Gerald B. Brown

Notary Public for Oregon

My commission expires 11-12-82

STATE OF OREGON, County of) ss.
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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:

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

NAME, ADDRESS, ZIP

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

UNITED STATES DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

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 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

By

Deputy

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provided that all costs of demolition of structures thereon and of placing a retaining wall and fence along the re-established boundary shall be borne by grantors."

STATE OF OREGON; COUNTY OF KLAMATH; ss.
Filed for record at request of Transamerica Title Co.
this 10th day of April A. D. 1980 at 3:40 o'clock P. M., on
fully recorded in Vol. M80, of Deeds on Page 6811

Fee \$7.00

Wm D. MILNE, County Clk
By Bernetha H. Hetch