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

1-1-74

3402

WARRANTY DEED - TENANTS BY ENTIRETY

STEVENSON'S BUSINESS LAW PUBLISHING CO., PORTLAND, OR. 97204

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KNOW ALL MEN BY THESE PRESENTS, That HAROLD M. MALLORY and CHRISTINE W. MALLORY, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by LARRY P. DELHAVEN and DELPHINE DELHAVEN, 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 5, Block 3, Pine Grove Ranchettes, a duly recorded subdivision in Klamath County, Oregon.

SUBJECT TO: (1) Easements and rights of way of record or apparent on the land; (2) 1973-74 and subsequent taxes; (3) All contracts, statutes, regulations, water rights, proceedings, taxes and assessments relating to irrigation, drainage or reclamation which may affect said land; and (4) Rules, regulations and tariffs of Mallory Enterprises Public Utility and (5) Conditions and restrictions shown on the recorded plat and recorded Declaration of Conditions and Restrictions of Pine Grove Ranchettes.

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

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 \$ 5,600.00
~~However, the actual consideration consists of the property described herein, which is the whole or part of the consideration indicated which is not to be included in the consideration of this deed.~~
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 22nd day of April, 1974; 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

STATE OF OREGON, County of Klamath

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.

Personally appeared the above named Harold M. Mallory and Christine W. Mallory and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Before me: _____, 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.

(SEAL) Wilbur O. Bricker
Notary Public for Oregon
My commission expires: 10-29-75

Notary Public for Oregon
My commission expires: _____ (SEAL)

Harold M. and Christine W. Mallory
3447 Highway 39
Klamath Falls, Oregon 97601

STATE OF OREGON,
County of Klamath

I certify that the within instrument was received for record on the 18th day of April, 1980, at 3:44 o'clock PM., and recorded in book M80 on page 7381 or as file/reel number 83402
Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne
By Bernetha D. Delo Recording Officer Deputy
Fee \$3.50

After recording return to: KFFSCL 540 MAIN
Larry P. and Delphine Delhaven
Route 3, Box 1031 Wocus
Klamath Falls, Oregon 97601

Until a change is requested all tax statements shall be sent to the following address.
Larry P. and Delphine Delhaven
Route 3, Box 1031 Wocus
Klamath Falls, Oregon 97601