

85514

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT PEGGY M. STIVERS, who was formerly Peggy M. Sloan, husband, and ELTON V. STIVERS, her/ hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto HAROLD RAY PAYNE and ERMA J. PAYNE, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 38, HARRIMAN PARK, Klamath County, Oregon, according to the official plat thereof.

Subject to: Taxes for fiscal year commencing July 1, 1972, which are now a lien but not yet payable; Reservations, setback lines and easements shown in the dedication of Harriman Park; Declaration of Conditions and Restrictions dated June 20, 1956, and recorded June 22, 1956, in Vol. 284 at page 304 of Klamath County Deed Records as amended by Amendment to Declaration of Conditions and Restrictions dated August 28, 1956, and recorded August 30, 1956, in Vol. 286 at page 286 of Klamath County Deed Records; Agreement concerning the operation of the dam and control of water levels of Upper Klamath Lake; and to Agreement recorded in Vol. 258 at page 287 as amended and corrected by agreement between Olive M. Johnson and William K. Johnson, recorded in Vol. 280 at page 146 of Klamath County, Oregon Deed Records.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1,200.00
~~However, the actual consideration includes other property which is part of the consideration.~~
 (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owner s in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seal s this 24th day of July, 19 72

(SEAL)

(SEAL)

STATE OF OREGON, County of Klamath) ss.
 Personally appeared the above named Peggy M. Stivers, who was formerly Peggy M. Sloan, and Elton V. Stivers, her husband, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Laurel B. Zee
 Notary Public for Oregon.
 My commission expires 8-19-75

After recording return to:

Harold R. Payne
 7642 Hwy 140
 Eagle Point, Ore.

From the Office of
 GANONG, GANONG & GORDON
 First Federal Building
 Klamath Falls, Oregon 97601

STATE OF OREGON, .

County of KLAMATH

ss.

I certify that the within instrument was received for record on the 12th day of JUNE 1980, at 3:54 o'clock P.M., and recorded in book M. 80 on page 10822 Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE COUNTY CLERK

By Hazel Drazil County Clerk-Recorder
 Deputy

Fee \$ 3.50

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