

1-1-74

WARRANTY DEED—TENANTS BY ENTIRETY

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87465 *K. 333 95*  
 KNOW ALL MEN BY THESE PRESENTS, That Mabel H. Kulaniakea

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Shui Ping Lai and Mei Lay Choi Lai, 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 36 in Block 20 and Lot 1 in Block 25 in Oregon Shores Subdivision Unit 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land;

(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.

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 \$10,000.00.

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 2 day of July, 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.

*Mabel H. Kulaniakea*

(If executed by a corporation,  
 affix corporate seal)

STATE OF OREGON, HAWAII }  
 City of Honolulu } ss.  
 July 2, 1980

Personally appeared the above named

Mabel H. Kulaniakea

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

Before me, *John C. Horswell*  
 (OFFICIAL SEAL)

Notary Public for ~~Oregon~~ HAWAII  
 My commission expires 10-30-83

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:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Shui Ping Lai  
 31 Belcher's Street,  
 5/7 Kennedy Town, Hong Kong

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 28th day of July, 1980, at 11:35 o'clock A.M. and recorded in book/reel/volume No. M80 on page 13996 or as document/fee/file/instrument/microfilm No. 87465 Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

By *Bernice A. Helms* Deputy  
 Fee \$3.50

SPACE RESERVED  
 FOR  
 RECORDER'S USE