

1-1-74

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WARRANTY DEED—TENANTS BY ENTIRETY

Vol. m8/ rpp

3634



KNOW ALL MEN BY THESE PRESENTS, That JEFFREY O. VINYARD

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by ARTHUR E. DERBYSHIRE and TAVOLA J. DERBYSHIRE, 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:

The S $\frac{1}{2}$  of the following described property being a portion of Government Lot 22 in Section 15, Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a point that is distant North 13° 11' 20" West 1539.81 feet from the quarter corner common to Section 15 and 22, said Township and Range, said point of beginning being also distant South 84° 10' 30" West, 84.00 feet from the originally located center line of main track of the Central Pacific Railway Company at Engineer Station 4313+65.28; thence South 84° 10' 30" West, 133.00 feet to a point; thence North 5° 32' West 120.0 feet to a point; thence North 84° 10' 30" East 133.0 feet to a point; thence South 5° 32' East 120.0 feet to the point of beginning, being a part of the land described in Deed recorded on page 204, Volume 56, as included in Patent Number 802338, Deed Record Number 39461, United States to the Lamm Lumber Company, recorded May 5, 1921 in the County Recorder's Office (for continuation of this description see 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 \$16,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 27th day of February, 1981; 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)

Jeffrey O. Vinyard  
Jeffrey O. Vinyard

STATE OF OREGON,

County of Klamath

February 27, 1981

STATE OF OREGON, County of

Personally appeared

Personally appeared the above named Jeffrey O. Vinyard

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

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

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: Cathy K. Waag  
(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 6-9-84

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Jeffrey O. Vinyard  
882 D Homedale  
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

Arthur E. & Tavola J. Derbyshire  
P.O. Box 806  
Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Arthur E. & Tavola J. Derbyshire  
P.O. Box 806  
Chiloquin, OR 97624

NAME, ADDRESS, ZIP

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

Arthur E. & Tavola J. Derbyshire  
P.O. Box 806  
Chiloquin, OR 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,

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

TITLE

By Deputy

SPACE RESERVED FOR RECORDER'S USE

002000

3635

Fee \$7.00