

99927

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Linda A. Quebedo, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by David Hamby and Roslyn Hamby, 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: Beginning at the most Easterly corner of Lot 1 in Block 7 of FIRST ADDITION to the City of Klamath Falls, Oregon; thence Southwesterly at right angles to Eighth Street, 70 feet; thence Northwesterly parallel with Eighth Street, 55 feet; thence Northeasterly at right angles to Eighth Street, 70 feet; thence Southeasterly parallel with Eighth Street, 55 feet to the point of beginning, being a part of Lots 1 and 2 of Block 7 of FIRST ADDITION to Klamath Falls, Oregon. Subject, however, to the following:

1. Taxes for the fiscal year 1978-79, a lien, but not yet due and payable.
2. Sewer and water use charges, if any, due to the City of Klamath Falls.

(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 \$12,000.00. 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 25th day of October, 1978; 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)

Alfredo Quebedo

Linda A. Quebedo

STATE OF OREGON,
County of Klamath } ss.
October 25, 1978

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 _____

Personally appeared the above named Alfredo Quebedo and Linda A. Quebedo, husband and wife, and acknowledged the foregoing instrument to be their 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.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon

My commission expires 8-23-81

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

David Hamby
P.O. Box 1406
K. Falls OR 97601

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

David Hamby
P.O. Box 1406
K. Falls OR 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 22nd day of May, 1981, at 3:56 o'clock P.M., and recorded in book MB1 on page 9179 or as file/reel number 99927. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
Recording Officer
By: [Signature] Deputy

Fee \$3.50