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05-12029 KLT K-34578

11120

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

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This Indenture Witnesseth, THAT FRED A. BURGOYNE and DONNA M. BURGOYNE

hereinafter known as grantor<sup>S</sup>, for the consideration hereinafter stated  
 have bargained and sold, and by these presents do grant, bargain, sell and convey unto  
 LOUIS THOMAS and CATHERINE A. THOMAS

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 3 in Block 5 of Tract 1145, Nob Hill, a resubdivision of  
 portions of Nob Hill, Irvington Heights, Mountain View Addition  
 and Eldorado Heights, according to official plat thereof on file  
 in the office of the County Clerk of Klamath County, Oregon.

Subject to reservations, conditions and restrictions of Nob Hill  
 Subdivision Tract #1145, recorded April 8, 1978, in Volume M78,  
 page 7560, as amended by instrument dated July 3, 1980, recorded  
 August 13, 1980, in Volume M80 page 15313, Deed records of Klamath  
 County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 17,000.00  
~~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 grantor<sup>S</sup> do hereby covenant, to and with the said grantees, and  
 their assigns, that they are the owner<sup>S</sup> in fee simple of said premises; that they are free from  
 all incumbrances, except as set forth above  
 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 hand<sup>S</sup> and seal  
 this 10<sup>th</sup> day of June 1981.

(SEAL) [Signature] (SEAL)  
 (SEAL) [Signature] (SEAL)

STATE OF OREGON, County of Klamath ) ss. June 10, 1981  
 Personally appeared the above named Fred A. Burgoyne and Donna M. Burgoyne

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

Before me:

[Signature]  
 KAREN K. COFFMAN  
 NOTARY PUBLIC OREGON  
 My commission expires August 11, 1981

After recording return to:

RFFS & L540 MAIDR.F.D.

Until a change is requested, all tax statements  
 shall be sent to the following name and address:

LOUIS THOMAS5216 MAZAMA DR.R.F.D.

From the Office of  
 WILLIAM L. SISEMORE  
 First Federal Bldg.  
 540 Main Street  
 Klamath Falls, Oregon 97601

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was re-  
 ceived for record on the 12th day of June,  
 1981, at 3:49 o'clock P. M., and recorded in book  
M81 on page 11120 Record of Deeds of  
 said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

County Clerk—Recorder

By [Signature]

Fee \$3.50

Deputy

JUN 10 PM 3 49