

L#0441987 T-A 38-23675

1332

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Thomas L. Sweet and Joan F. Sweet, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Larry S. Bailey and Pamela S. Bailey, 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 458, Block 121, MILLS ADDITION IN THE CITY OF KLAMATH FALLS, County of Klamath, State of Oregon.

Subject, however, to the following:

- 1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.

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,

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 \$ 30,000.00

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 10th day of June, 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.

Thomas L. Sweet  
Thomas L. Sweet

Joan F. Sweet  
Joan F. Sweet

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,  
County of Klamath } ss.  
June 10, 1981

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
June 10, 1981

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 \_\_\_\_\_

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.

Notary Public for Oregon  
My commission expires: \_\_\_\_\_

(OFFICIAL SEAL)

Personally appeared the above named Thomas L. Sweet and Joan F. Sweet, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon  
My commission expires 11-12-82

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Klamath 1st Federal  
540 Main 2943 So. 6th St.  
City

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,  
County of Klamath } ss.

I certify that the within instrument was received for record on the 25th day of June, 1981, at 10:57 o'clock A.M., and recorded in book/reel/volume No. M81 on page 11486 or as document/fee/file/instrument/microfilm No. 1332, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk  
Bernetha J. Letch Deputy