

1-1-74

1616

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M8/ Page 11968

KNOW ALL MEN BY THESE PRESENTS, That GERRY W. WOLFF and CATHY K. WOLFF, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by JOHN SULLIVAN and AUDREY MARIE SULLIVAN, 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 26 in Block 3, IRISH BEND, TRACT NO. 1065, TOGETHER WITH an undivided 1/90th interest in Lot 12, Block 4 of said IRISH BEND, TRACT NO. 1065, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT, however, to the following:

1. Restrictions as contained in plat dedication.
2. Declaration of restrictions, but omitting restrictions, if any based on race, color, religion or national origin, imposed by instrument, including the terms and provisions thereof, recorded May 9, 1973 in Volume M73, page 5588, Microfilm Records of Klamath County, Oregon.
3. Subject to reservations and restrictions as contained in Deed from Gerry W. Wolff, Cathy K. Wolff and Gerald Wolff to the property owners of Tract 1065, Irish Bend, recorded November 1, 1979 in Volume M79, page 25774, Microfilm Records of Klamath County, (for continuation, see reverse side)

(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 \$7,000.00

However, the actual consideration consists of or includes other property or value given or promised which is 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 30th 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.

(If executed by a corporation, affix corporate seal)

Gerry W. Wolff

Cathy K. Wolff

STATE OF OREGON,

County of Klamath

June 30, 1981

Personally appeared the above named

Gerry W. Wolff and Cathy K. Wolff

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 12-25-82

STATE OF OREGON, County of

ss.

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Gerry W. & Cathy K. Wolff

P.O. Box 331

Chiloquin, OR 97624

GRANTOR'S NAME AND ADDRESS

John & Audrey Marie Sullivan

26110 Appian Way

Lomita, CA 90717

GRANTEE'S NAME AND ADDRESS

After recording return to:

John & Audrey Marie Sullivan

26110 Appian Way

Lomita, CA 90717

NAME, ADDRESS, Z P

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

John & Audrey Marie Sullivan

26110 Appian Way

Lomita, CA 90717

NAME, ADDRESS, Z P

STATE OF OREGON,

ss.

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

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(continued from front side)

Oregon, as follows:

"Each lot owner as to an undivided 1/90th interest in the following:
Lot 12, Block 4, Tract 1065, IRISH BEND. Subject to the following
restriction: Each 1/90th interest shall not be severable from the
lot to which it attaches."

STAT: OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXX~~ of

this 1st day of July A.D. 1981 at 3:48 clock P.M.

duly recorded in Vol. MS1 of Deeds on 11968

EVLYN BIEHN, County Clerk
By Burnetha J. [Signature]
FEe \$7.00