

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 1181 Page 14321

Ricky D.

3125

KNOW ALL MEN BY THESE PRESENTS That
Van Meter and Carol Lee Drorbaugh

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Jerry R. Jenkins and Mary E. Jenkins 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 10, LANDIS PARK, in the 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.

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District.

3. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.

4. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat Landis Park.

5. Mortgage, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to (for continuation of this deed see reverse side of this document)

(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;

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 \$ 43,900.00. 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 provisions hereof apply equally to corporations and to individuals, 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 31 day of July, 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)

Ricky D. Van Meter
By: Clarence Lee Van Meter
His Attorney-in-fact

Carol Lee Drorbaugh
By: Clarence Lee Van Meter
Her Attorney-in-fact

STATE OF OREGON,

County of July 19 81

Personally appeared the above named
Clarence Lee Van Meter

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires

STATE OF OREGON, County of

Personally appeared

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:

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Jerry R. Jenkins
3926 Clinton
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

First Interstate Bank
P.O. Box 3131
Portland, OR 97208 (Same as now listed)

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

secure the payment of \$13,000.00
Dated: June 30, 1961
Recorded: June 30, 1961
Mortgagor: Ivan A. Larson and Eleanor Larson, husband and wife
Mortgagee: J. S. Gleason, Jr., as Administrator of Veterans' Affairs, an Officer of the United States of America, and his successors in such office

The above mortgage was assigned by instrument
Dated: April 13, 1962
Recorded: April 24, 1962
To: The First National Bank of Oregon, Portland,
which mortgage grantors herein agree to assume and agree to pay according to its terms and also hereby assume the obligation of Beneficiaries herein and agree to hold them harmless therefrom, the present unpaid principal balance of which is \$6,099.60 with interest paid to 7-30-81.

FORM No. 159—ACKNOWLEDGMENT BY ATTORNEY-IN-FACT.

STATE OF OREGON,

County of Klamath } ss.

On this the 3rd day of July, 1981 personally appeared
Clarence Lee Van Meter

who, being duly sworn (or affirmed), did say that he is the attorney in fact for
Ricky D. Van Meter and Carol Lee Drorbaugh and
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowl-
edged said instrument to be the act and deed of said principal.

Before me:

(Official Seal)

[Signature]
(Signature)
Commissioner Evans 2/4/85
(Title of Officer)

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 12th day of August A.D. 1981 at 4:00 o'clock P., and
duly recorded in Vol. M81, of Deeds on Page 14321

EVLYN BIEHN, County Clerk

By Bernetha H. Heloch

Fee \$7.00

STATE OF OREGON
County of Klamath
I, Clarence Lee Van Meter, do hereby certify that the foregoing instrument was duly executed by me, and that I am the attorney in fact for the said principal, and that I have acknowledged the same to be the act and deed of said principal.