

1-1-74

3013

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That
FLOYD HESCOCK AND JESSIE HESCOCK

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Norman G. Wilson and Sheila A. Wilson, 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:

A parcel of land situated in the N $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ in Section 11, Township 39 South, Range 9 .E.W.M., more particularly described in the attached exhibit "A".

Said property being subject to reservations, restrictions, rights of way of record and those apparent upon the land; Liens and Assessments of Klamath Project and Klamath Irrigation District; Rules, regulations, and assessments of South Suburban Sanitary District; and Assessments and charges of the City of Klamath Falls for monthly water and/or sewer service,

(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

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 \$14,000.00

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 9 day of February, 1982; 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)

Floyd Hescocok

Jessie Hescocok

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STATE OF OREGON,

County of Klamath

February 9, 1982

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)

Personally appeared the above named

Floyd Hescocok and Jessje Hescocok

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

Before me:

Notary Public for Oregon

My commission expires August 25, 1985

Notary Public for Oregon

My commission expires:

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 or 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.

TITLE

Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. and Mrs. Norman G. Wilson
P.O. Box 1392
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Same as above

NAME ADDRESS ZIP

SPACE RESERVED
FOR
RECORDER'S USE

982 FEB 9 PM 3 59

Order No. K-35012

DESCRIPTION OF PROPERTY

The following described real property situated in Klamath County, Oregon:

A parcel of land situated in the N $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 11, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point marked by an iron pin driven in the ground in the center line of a 60 foot roadway, from which the section corner common to Sections 2, 3, 10, and 11, Township 39 South, Range 9 East of the Willamette Meridian bears South 89°44 $\frac{1}{2}$ ' West along the center line of said roadway, 339.4 feet to a point in the West boundary of said Section 11, and North 0°13 $\frac{1}{2}$ ' West along the Section line 1662.5 feet; running thence South 0°07' East 332.2 feet to a point in the Southerly boundary of the said N $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 11; thence South 89°42' West along the said boundary line 39.4 feet, more or less, to the center line of the U.S.R.S. No. 109 A Drain; thence Northerly along the center line of the said Drain to its intersection with the center line of the above mentioned roadway, thence North 89°44 $\frac{1}{2}$ ' East along the center line of said roadway 125.1 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM that portion lying within the right of way of Denver Avenue.

ALSO EXCEPTING THEREFROM any portion lying within the right of way of the U.S.R.S. No. 109 A Drain.

(Warranty Deed)

EXHIBIT "A"

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at ~~XXXXXX~~his 9 day of Feb. A.D. 1982 at 3:59 o'clock P.M., andduly recorded in Vol. M 82, of Deeds on a 1671.

Fee \$8.00

By Joyce M. Brien EV. JYN Brien, County