

1-1-74

9779

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 1182 Page 2897

KNOW ALL MEN BY THESE PRESENTS, That L. CAMPBELL, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by ROBERT F. PARKER and GOLDA E. PARKER, 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 15, Block 13, TRACT 1003, THIRD ADDITION TO MOYINA, 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. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.

2. An easement created by instrument, including the terms and provisions thereof, dated March 11, 1940, recorded April 5, 1940 in Volume 128, page 267, in favor of California Oregon Power Company for power and lines. (Blanket easement) (exceptions continued 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 \$ 63,800.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole or 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 5th day of March, 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)

STATE OF OREGON,

County of Klamath } ss.  
March 5, 1982

Personally appeared the above named Ernest Campbell, Jr. and Marjorie L. Campbell and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 12-25-82

STATE OF OREGON, County of } ss.

Personally appeared

and 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)

Ernest & Marjorie Campbell  
Star Route 1, Box 105  
Chiloquin, OR 97624

GRANTOR'S NAME AND ADDRESS  
Robert F. & Golda E. Parker  
P.O. Box 805  
Chiloquin, OR 97624

GRANTEE'S NAME AND ADDRESS  
At or recording return to:  
Robert F. & Golda E. Parker  
P.O. Box 805  
Chiloquin, OR 97624

NAME, ADDRESS, ZIP  
Until a change is requested all tax statements shall be sent to the following address.  
Robert F. & Golda E. Parker  
P.O. Box 805  
Chiloquin, OR 97624  
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of } ss.

I certify that the within instrument was received for record on the day of 19

at o'clock M., and recorded on 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

2898

2898

(description continued)

3. An easement and right of way created by instrument, including the terms and provisions thereof, 10 feet wide, "pole line as now located," granted to The California Oregon Power Company, a California corporation, dated June 1, 1956 and recorded June 8, 1956 in Volume 284, page 22, Deed Records of Klamath County, Oregon. (Blanket easement)
4. Restrictions and easements contained in plat dedication.
5. A 20 foot building setback from street as shown on dedicated plat.
6. A 16 foot utility easement along rear lot line as shown on dedicated plat.

7. Trust Deed, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Dated: December 9, 1971

Recorded: December 9, 1971

Volume: M71, page 12884, Microfilm Records of Klamath County, Oregon

Amount: \$20,950.00

Grantor: Norman La Mont Wilson and Karen Jeanette Wilson, husband and wife

Trustee: William Ganong, Jr.

Beneficiary: First Federal Savings and Loan Association of Klamath Falls.

Said trust deed and the note it secures are being assumed by Robert F. Parker and Golda E. Parker, the grantee herein.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record by request of \_\_\_\_\_

this 8 day of March A.D. 19 82 at 11:40 o'clock AM.

duly recorded in Vol. M 82, of Deeds on 11 2897

Fee \$8.00

EV. LYN BIEHN, Clerk.

By Angie Mc New